

The Table.

Item after folo with the table of this present treatyse/and the chappters of an olde statute called Extenta maneris.

Erst the prologue of the authour / for the declaracyon of this present treatyse.

COf castelles and other bulldynges / what the walles / the tymbre / the ston / the leed / the sclate / the tyle / or other of costerynges is worth by the pere / as well within the walles as without. And also of gardeyns / curylages / dofehoufes / and all other profytes be worth by the pere.

Capitulo. Primo.

CHowe many feldes are of the demayns / and howe many acres are in every feld / and what an acre is worth by the pere.

Cap. II.

CHowe many acres of medow we are of the demeyngs / howe moche every acre is worth / & to what maner of catell it is most necessary unto / and howe many beellfittys fynde / and what the pasture of a beest is worth by the pere.

Cap. III.

COf forrayne pastures that be common / howe many and of what maner of catell the lord maye haue in the same / and what the pasture of a beeste is worth by the pere &c.

Capitulo. III.

COf parkes and demayne woodes / the whiche the lordes maye asseste and to do his profyte / and howe many acres they contayne / and what the bestute of an Survey.

4.11.

Chapable.

acres worthie / and what the grounde is worthie whan
the vesture is fallen. Cap. vi.

COf foxen woodes whiche other men haue comen /
wheder the lord may impowe himselfe therof / and of
howe many acres / and what the vesture of an acre is
worthie / & what the grounde is worthie whan the wode
is fallen / & howe many acres they contayne / and what
an acre is worthie by the vere. Cap. vi.

CWheder the lord maye gyue or sell the residue of
his forsteine woodes / and what such gyfte or sale is
worthie. &c. Cap. vii.

COf panage and herbage of the towne / & of all other
proppes of pooles / meybes / and tynnyng waters : of
moyses / heyties / and wailes / what they be worthie by
the vere. Cap. viii.

COf mynes / seuerall fyschinges / a commen sythyn-
ges / what they be worthie by the vere. Cap. ix.

COffre tenuantes / the whiche dwel without as wel
as within. &c. Cap. x.

CWho be free tenuantes and what landes & tenemen-
tes & what fees they holde & by what servyce / wheder
by socage or by knyght seruice or other maner / & what
tent of assise they gyue by the vere / & who holdeth by
chattour / and who by Buncient demayne / and who by
newe feoffement. Cap. xi.

COf succendours / and dyuers maners of makynge of
coppes. &c. fo. xiiii.

CThe othes of all maner of officers geffally. fo. xii.

COf dyuers maners of rentes. &c. fo. xiii.

COf those free tenuantes that sowe in the court of the

The table.

countie who serveth not and howe maner he falleth to
lorde after the decease of such tenantes. **Cap. xii.**
CHow many customary tenures there be and howe
moche euery of them holdeth / and what workes and
customes they do/ and what the workes and the custo-
mes of euery tenaunt is worthe by the pere / and howe
moche rent every of them payeth/ ouer the customes &
workes. **sc.** **Cap. xiii.**

COf cotages/ what Cotages & curtylages they holde
and by what seruyce / and howe moche rent they paye
by the pere. **Cap. xiiii.**

COf perquesytes or poyntes of countees/ of countees/ &
and of forrestes/ what they be worthe. **Cap. xv.**

COf churches that belongethe to the gyfe of the lorde /
howe many there be and where they be / & what euery
churche is worthe. **Cap. xvi.**

CWhat the heraydours be worthe / the seyres / erches-
ters / customes / seruyces / and forrepine workes: The
ples and perquesytes of the countees / synnes / telefes /
and all other thynges that maye falle to the lorde by
the pere. **Cap. xvii.**

Explicit capitula statuti.



CDyuers maners of takynge and doynge
of homage and fealte. **Cap. xviii.**

CWhat a surveyour shulde do. **Cap. xix.**

CHowe a man shulde bryte / butte and
bounde the manere & the townlynges. **Cap. xx.**

CHowe to but and bounde the feldes. **Cap. xxi.**

CHowe to but and bounde the meadowes. **Cap. xxii.**

Surveyor.

8.iii.

The table.

¶ Howe to build and fortifie a palissado. Cap. xxxii.

¶ Howe to amende a lande that hath no lambe. Cap. xxxiii.

¶ Howe a than Chalke meane his medowes. cap. xxxv.

¶ Howe to amende and make better dyuers maner of pastures/ and synt of lowe grounde lyke medowes grounde. Cap. xxxvi.

¶ Howe to amende ley grounde that hath ben erodable lande of late. Cap. xxxvii.

¶ Howe to amende bushy grounde and mossy that hath ben erodable of olde tyme. Cap. xxxviii.

¶ Howe to amende bushy grounde that was never erodable lande. Cap. xxxix.

¶ Howe to amende woode grounde that lyeth in seuerall pastures. Cap. xl.

¶ Howe to amende goosy grounde that hath ben eschewed landes. Cap. xli.

¶ Howe to amende goosy grounde that was never eschewed landes. Cap. xlii.

¶ Howe to amende heath grounde. Cap. xliii.

¶ Howe to amende heath grounde. Cap. xliii.

¶ Howe to amende marshys grounde. Cap. xliii.

¶ Howe to amende blomping grounde. Cap. xliii.

¶ Of chylturne grounde/slyntie grounde / and chalke grounde. Cap. xliii.

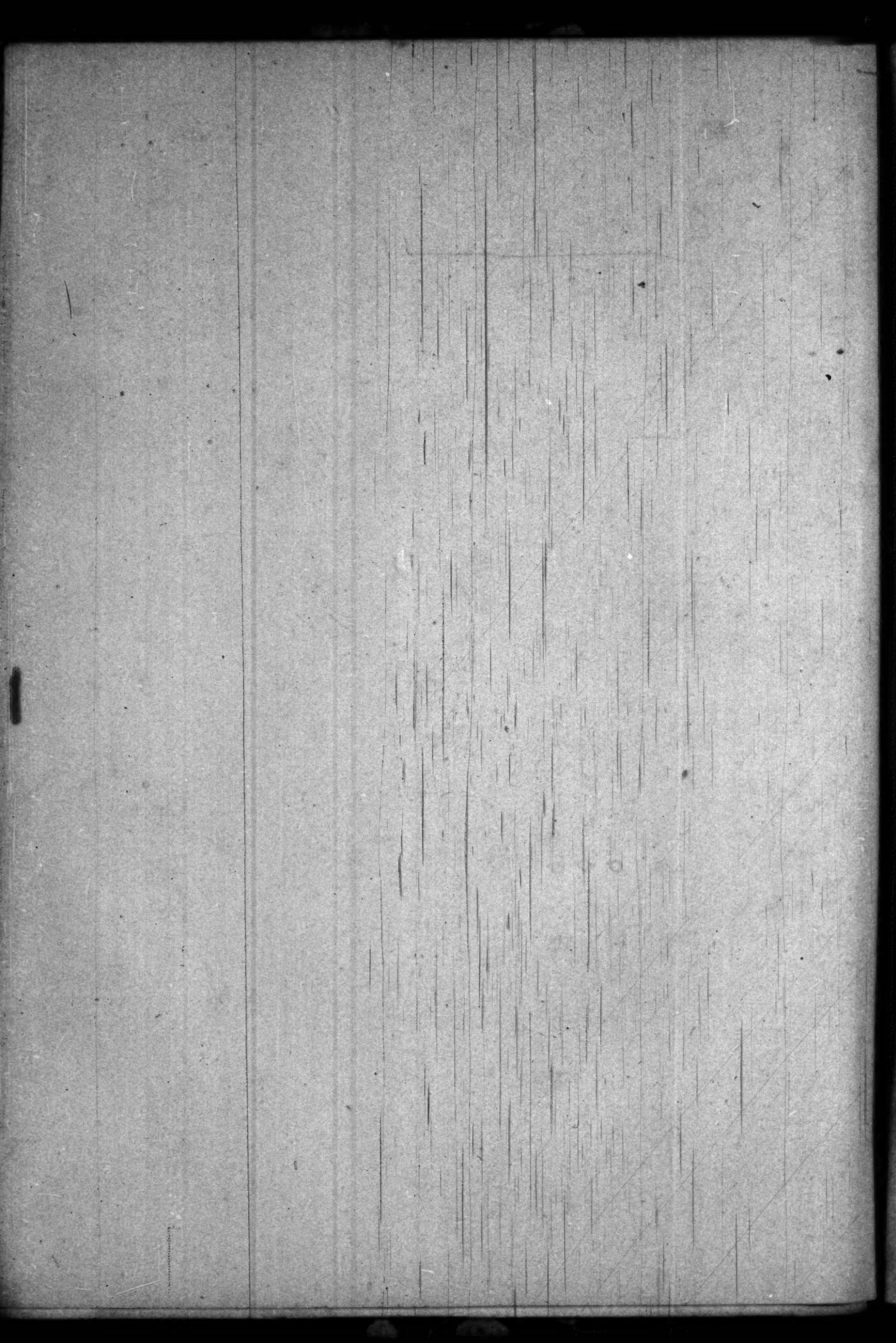
¶ Of lyne fonne grounde. Cap. xliii.

¶ What profiteth a man to come of grounde to the lord by reason of his materiall name. Cap. xliii.

¶ Of dyers maner of employes. Cap. xliii.

¶ Howe to make a toone of yron that is worthie to make a pere/ weighte twentie pound. Cap. xliii.

Cffinis.



The prologue.

The prologue of the authour / for the declaracion of this present treatise.



Safo

Almon Sapientie 1321mo.
Omnis sapientia virtus / honor / dignitas / et quaevis scientia / a domino deo
sunt. This is to say: all wisedome
virtue / honoure / dignyte / and con-
nyng / are of our lord god. Then /
is it almyghty god / our redemer / a
creatour / by blyth wisedome / goodness / blythealite / and
prouidence / in this transitorye wylde and mysterable
lyfe. Hath ordyned divers estates and degrees in hys
people & creatures / and some of them: as well hath en-
dowed with godly and hevenly wisedome / & distinct
graces / as with great honour / possession / & rycheesse
with great griftes & graces / as well spirituall as tem-
porall. His blythe comandement / chargeth every per-
son that is partaker of the sayd griftes or graces / char-
itably and discretely / the same to distribuite and de-
ynde amonge his poore creatures / That every poore
person / that is myllyng to laboure duely for his ly-
ving / may haue therby conuenient helpe and sustey-
nance. And for as moche / as the great estates / rulers
and gouernours of this realme / whom our saupour
hath so largelij and bounteously rewarded / with all
suche griftes / possessions / and rycheesse / haue accor-
dynge to his pleasure and comandement / deuised /

Survey

b

distris

The prologue

diffused/ and graunted to the creatures of god/ and
to their fermours and tenauntes/ their squall pos-
sessyons and ther plauances/ reseruynge to them for
the same certayne tenentes/ customes/ and seruyses/ to
sustayne and sypplye ther honours and estates/ as
to their appertaynac[i]e/ according to ther highe giftes
and graces/ wher with ther be so largely endeuored.
And for the great sele/ loue/ and comfort that I beare
to the layde fermours and tenauntes/ and to all other
goddes creatures: that they may more surely/ easely
and profitably encreas[e] and sustayne their poore hou-
holde/ wyues/ and chyldren: and also/ truely to pare
their tenentes/ customes/ and seruyses unto their lordes/
and the honoutes of their fermours and tenauntryce.
Whereby exertyence/ I contrayued/ compyled/ and
made a treatise for the same poore fermours and tenaun-
tes/ and called it the boke of Husbandry: the whiche
the same was very necessarie to husbandmen/ that
use ryllage/ and for many other of bþwets degrees and
occupacions. And wher unto (as to the prologue of the
layde boke/ I demanded and asked a questyon/ and
that was this. Wher unto (as to the prologue of the same/)
In lyke maner in the prologue of this treatise/ þ wyl
the I entend by the suffraunce and helpe of our lord
Iesu/ to contrayue/ compyle/ and make to the profyte
of all noble men and women/ bothe sprituall and
temporall/ I demande another question/ and that is
this. Howe/ & by what maner do all these great cura-
tes and noble men and women lye/ and mayntayne
them

of the auctoritie

with honoure and degré: and in myne opinion / that is
honour and degré is upholder and mayntayned / by
reason of their rentes / issues / reuenewes / and profy-
te that come of their maners / lordeshippes / landes /
tenementes to them belongyng. Then / it is necessa-
rye to be knownen / howe all these maners / lordeshippes
landes / & tenementes shulde be exteded / surveyed / but-
ted / bounded / and valued in every partie: that the said
estates shulde nat be disceyued / defrauded / nor disber-
gyed of their possessyons / rentes / customes / and ser-
uices / the whiche they haue to them reserved / for main-
teynance of their estates and degrées. And that they
be no parcell therof loste nor tmbeselde / and than may
the lordes of the sayde maners / lordeshippes / landes / &
tenementes / haue perfyte knowlge where the lan-
de lyeth / what euery parcell is worth / and who is
his feholders / coppe holders / customarpe tenaunte /
or tenaunte at his wyl. And what rentes / customes /
and seruice he ought to haue of them / with many mo-
artycles / as here after shalbe declared. Wherefore / it
is necessary that euery great estate / bothe men / & wo-
men of wochippe / that haue great possessions of lan-
des and tenementes / shulde haue a Surveyour that
can extende / but and bounde / and value them. And
therof to make a boke in parchement / bearing a cer-
taine date / after the maner and forme as I shal make
an intytulyng / and to amende it where he semelie
conuenient. *Quia facilius est addere quam de no-
no facere.* That is for to saye / It is lighter to add /
refourme / or correcte / thanne for to make newe and
b.ii. perfyte

The prologue.

percyte. And the Spurte you to leave the sayde boke
made by hym with his lordes / en maner of a regyster
where unto the same Spurte out of another officer /
maye alway haue resorte whan nede shall require / to
lore upon. And that boke so truely made / maye be a
regyster and sure eydence: that the lordes / his frehol-
ders / copye holdres / noz tenauntes / shall nener loose
landes noz rentes / customes / noz seruyses: but euery
man that redeth the boke / shall perfityly knowe where
the landes lyen / whose it was at the day of the makynge
of the sayde boke / and whose it is. Then / if the owners
make a true pece / dege / or conueiance / by discent or
by purchase / vnto the sayde landes or lordshippes. and
specially / if the names of the lordes and tenauntes that
occupye / might be renewed ones in fourtie or threscore
peres. for than it wylde be as a perpetuall and sure
eydence for ever / to put away all stryfe and batuisse
bytwene lordes and lordes / lordes and tenauntes / tenaunte
and tenaunte / in good quietnesse & peace. But of one
thyng I pronounce and declare / and take god to my
recoode: that I make this boke (all onely) to thentente
that the lordes / the freholders noz their heires / shalbe
nat be disbertyt / noz haue thei landes losse noz inde-
seldes / noz encroched by one from another: and to none
other entent. And for that I aduertysse and exerte on
goddes behalfe / all maner of persons / as well lordes
as other: That whan the lordes or freholders / knowe
where their landes lyen / and what euery pasture or per-
cell is worth by the pece: That the lordes noz theow-
nes therof / do nat heighthen their rentes of their tenauntes /

of the authour.

tauntes/ or to cause them to pay more rent or a greater
terrysne/ than they haue been accustomed to do in tyme
past. For as me semeth/ a greater charyte no; almes
debe a man maye nat well do / than vpon his owne
tauntes. And also to the contrarie/ a greater bryber
no; extorsyon a man can nat do / than vpon his owne
tenautes/ for they dare nat say nay/ no; yet complayne/
and therfore on their soules go it / that so do / and nat
on myne. Peraduenture the lord wyl say/ it is nat his
debe/ it was his Surneyours/ but that can nat be so/
for saynt Augustyne saythe. Qui per altum facit per
seipsum facere videtur. That is to saye/ he that com-
maudeth another man to do a thyng/ he dothe it hym
selfe. And there be two pryncipals in one acce doyng/
and also he saythe. Consensientes et agentes par ipse/
na punitantur. That is to saye / the consententes and
the doers/ shall be lyke punysshed. At grammer scole
I learned a verse and that is this. Dum poteris/ quid
vis possis cognoscere quid sis. That is to say/ whan
thou mayst do what thou wylte / thou mayste knowe
what thou arte. that is to wytte/ good or yuell. But
for a grounde of this treatise the whiche I do note/
and calle it the boke of Surneyng and of tyme
prouementes / I do take an olde statute
named Extenta manerii / as a
principall grounde therof:
as hereafter en-
suet.

Explicit.

Surney.

b.iii.



பா.

குமார

குமார

The boke of Studyeng. fo. i.

¶ Of castels and other blydinges / what
the walles / tymbre / stone leed / clat / tyre /
or other of couetynges is worthe: as well
within the walles as without. And also
of gardens / curtylages / douehouseys / and
other profytes be worthe by the yere. &c.

Capitulo primo.



¶ Quicendum est de castris /
et etiā aliis edificiis fossatis circu-
datis quantum murū et edificia lla-
gna et lapidia / plumbū / et alio mo-
do cooperata valent / et pro quanta
appreciari poterunt scđm verū van-
lōrum edūndem murorum et edifi-
cia. Et quantum edificia erit a fossatis appreciari pos-
sunt / et quantum valeant una cū gardinis / curtilaginis /
columbare / et omnibus aliis eritibus cuius per annū .
This is to say in englyshe. It is to be enquired of
castles and also of other blydinges dyched about.
What the walles / the blydinges / tymbre / stone / leed /
and other maner of couetynges is worthe. And how
they maye be solde / after the very halme of the same
walles and blydinge. And how moche the blydinges
without the byche maye be solde for / and what they ha-
worthe / with the gardens / curtylages / douehouseys /
and all other thinges of the courte by the yere. To the
declaracion and constuctyon of this statut / meses
medy / it is thought to be made a distinction for the stat-
ute .

trate go the gynally. ~~De~~ ~~castris~~ ~~et~~ ~~aliis~~ ~~edificiis~~ ~~solis~~
~~satis~~ ~~et~~ ~~circumdatis~~ ~~et~~ ~~extra~~ ~~foliatis~~. ~~These~~ ~~moyses~~
go as well to those castelles and other byldynges that
be well upholderen and inhabyted / as well as of those
that be fallen in dekay and nat inhabyted / and to those
that be inhabyted. It is nat necessarye to be extended
no: halewed to any parcell / for lette a man make a
castell to bise / or any maner of newe buplynges and
fynall he it clerely / if he shulde go take it downe / and
celle every thynge by it selfe agayne / he shulde lose the
mose halfe of his money. And therfore in myn oppo-
sition / thys statute was made soone after the bataynes
war / the whiche ended at the batayle of Euesham o-
soone after / in the tyme of kyng Henry the thirde /
wher as many noble me of blode were slayne & many
fledde / that afterwarde were attaynted for the treason
they dyd to the kyng / and by reason therof / the cast-
elles and maners were sealed in to the kynges han-
des. And so for want of reparacions / the castels and
the maners fell to rype and in dekay. And when the
kyng & his counsaille sawe that / they thought it was
better to extende them and make the mose prouyse that
they coulde of the tham to lete them to fail to the geou-
de / and come to no mannes helpe & prouyse. Wherfore
kyng Edward the firste ordyned thys statute to be
made & fourch pere of his taigne / wherin is contayned
mamp & divers chapters & artides / the whiche at that
tyme was but instructyons / how & what they shulde do
that were commissiouners or surbepoires in the same.
¶ First it is mose necessary and convenient to certayle
and to sell every kyngage by it selfe / and nat all to xviij
some

Some to one man/ and some to another. For that that is
good for one man/ is nat good for another: and euery
thyng to be praysed and solde by it selfe/ that is to say
the stone wall of one house by it selfe / the tymbre of
the same house by it selfe/ the couerynge by it selfe / the
tyle / sclate / or leed by it selfe / the glasse by it selfe / the
yron ware / as barres / bades / hokes / boltes / staples / or
latches / and all suche other by them selfe: doores / wyns
dowes / bordes / and all other thynges by them selfe /
to go fro house to house / sell every thyng by it selfe /
and than shall the trewe value be best knownen. And it
is conuenyent that these thynges be offred to be solde
to dyuers men and to se who wyl gyue most / and spe-
cially to sell whā men desir to bye. Also to value what
the grasse of the gardens / curtylages / courtes / & house
places / that be within the dichesse or without / be worth
by þ yere. I curtylage is a lytell croft or court or place
of easement to put þ catell for a tyme / or to lay in wode /
cole or tymbre / or such other thing / necessary for hous-
holde. Also to value the profit of the dousehouse if any
be there / if it be replenished with dousues.



Chowe many feldes are of the demeynes / and howe
many acres are in euery feld / and what an acce
is worth by the yere. *sc. Cap. secundo.*

Item inquidendum est / quot campi sunt in dñico /
et quot acce sunt in campo / & quantum valet que-
libet acce per se per annum. It is to be inquired / how
many feldes are of the demeynes / and how many acres
are in euery feld / and what euery acce is worth by the
yere

c pte

The boke

vere. This is a lyght letter and nedeth but lytell declara-
tion/for by these wordes/what campi sunt in dñico.
It must nedeth be taken of feldes that be in tyllage or
plowyng/but it wolde be bndestāde/wheder the de-
mepne landes lye in the commyn feldes amonge other
mens landes/or in the feldes by them selfe. And if they
lye in the cōmyn feldes / it is conuenient that they be
plowen and sowen / and than is nat an acce so moche
woythe/as and it were in seueralty inclosed/or in seue-
tall pasture. For and the felde be inclosed about/than
it is at the lordes pleasure/wheder they shall lye to pa-
ture or to tyllage/although he it lye in tyllage / yet hath
the lord the Clyshe and the aftermath hym selfe / for
his owne catell. And therfore an acre is at the more va-
lue/and if it lye in pasture the pasture may be suche / þ
t is at double or treble the value of the ettable lande.
Wherfore the acres are to be praysed accordyngē/and
if they lye by great flattes or furlonges in the cōmyn
feldes/it is at the lordes pleasure to enclose them / and
kepe them in tyllage or pasture/so that no nother man
haue commyn therin.

Chowe many actes of medowe are of demepnes/and
howe moche euery acre is worthē/ and to what ma-
ner of catell it is moost necessary unto/ and howe ma-
ny beestes it wyll fynde / & what the pasture of a beest
is worthē by the vere. Cap. lli.

Item inquitendum est / quot acre parti sunt in
dñico et quantum quelibet acre valet ad locan-
dum per se per annum et ad cūtus modi bestias et a salta
pasture

pasture illa fuerit magis necessaria et quot et quales
 possit sustinere / et quantum valet pasta*ra* cuiuslibet
 bestie et aialts ad locandum per annum. It is to be en-
 quered / how many acres of medowe are of the deme-
 yns / and how moche euery acce is w^{or}the to set by the
 pere / and to what maner of beestes or catell it is moost
 necessary unto / and how many it w^{ill} synde / & of what
 maner / and what the pasture of one beest is w^{or}the by
 the pere. And in myne option / it wolde be understand
 whether the medowes or pastures lye in the cōmen me-
 dowes or cōmen pasture / at large or in seueraltie: for
 and it lye at large in the cōmen medowes / an acre is no
 better w^{or}the thā the grasse that the heyp is made of is
 w^{or}the / for after it is cōmen and of lytell value. And if
 it lye in seueraltie / it is w^{or}the halfe as moche agayne
 as the grasse was w^{or}the. And that highe grounde &
 dy^{pe} / is most conuenient for shepe / wode grounde and
 bushē for beestes / and specially in wynter tyme. Low
 groundes / medowe groundes / and marshy groundes /
 for heyp and after for fatte catell / and in wynter for
 horses and mares / and meane groundes / that is bothe
 hilly and dalpe / as leyse and lowe groundes / is good
 for all maner of catell if the grasse be good and fyne /
 and specially for fatte catell or fatte shepe / horses / ma-
 res / and yonge coltes / for that grasse that one maner
 of catell w^{ill} nat eate another w^{ill}. And therfore it is
 good to haue a large close / that dyuers maner of catell
 maye go togyther in it / and to knowe what a beestes
 grasse is w^{or}the by the pere / that is as the pasture is
 he gothe in is w^{or}th / and nat ouer charged with catell
 and the fyndesse of the grasse / and the goodnesse of

Survey.

c. ii.

an acce.

The boke

an acre. for some acre of grounde is nat worthe a pen-
ny by the yere / and some acre is worthe. xl. pens / and
so a beestes grasse may be vere pounghe twelfe pens
in the yere / and it may be worthe. xl. pens or fyue shil-
lynges / and a horse grasse or a mate grasse maye be
vere pounghe twelfe pens or twenty pens by the yere /
and it may be worthe fyue shillynges or a noble / accor-
dynge to the goodnessse of the pastures. But how these
maners / landes / medowes / & pastures shall be viewed
butted / bounded / and valued / shall be rehersed / after
the statutte be ones declared.

COf forren pastures that be commen / howe many
and of what maner of catell the lord maye haue in
the same / and what the pasture of a beest is
worthe by the yere. Cap. iiiii.

Item inquircnd est ; de pasturis forinficiis que
est communis / quot et quas bestias aialta dñis ha-
bere possit in eadem et quantū balet pastura per annū
et locandi. It is to be inquiered / of forren pastures
that is comyn / howe many & what beestes and catell /
and what the lord may haue in the same / and what þ
pasture of a beest is worthe by the yere to set. This is
a verke letter to be well vnderstande without a better
declaracyon / for wher he saythe / De pasturis forinfici-
cis que est communit. That may be vnderstande thre
wayes : for there is in many townes / where as their
closes and pastures lye in severaltie. There is com-
menly a comyn close taken in / out of the comen or feli-
menly

nes by tenautes of the same towne / for their open by
kyne / or other catell / in þ which close euery man is syn-
ted and set to a certayntie / howe many beestes he shall
haue in the same / & of what maner of beestes they shal-
be. And if þ lord shall haue any catell therin / he shulde
be put to a certayne / and of what maner of catell / and
this pasture may be well balewed. And also the beestes
grasse / what it is worth the therin. But than it ought to
be shewed / howe many acres be contained in the sayde
pasture / & what euery acre is worth / one with another
Another maner of commyn pasture / is moost comenly
in playne chappyon countreis / wher theit catell goþ
dayly before the heerdomen / and lieth nigh the adjoyning
to their commyn feldes / and it may lye in two or þre
places or mo. And in these it is also comenient / that e-
very man be synched to a certentie / outher by yerdes /
landes / orgāges rentes / or such other customes / as the
tenautes use / & the lordes in lyke maner. These comen
pastures may be extended / howe many acres be in eue-
ry parcell by it selfe / and what an acre is worth by it
selfe / but it can nat be so well knownen / what a beestes
grasse is worth perely / for they lye most comenly with
the falowe feldes / & some falowe feldes is better than
some / & so a beestes grasse may be better or worse. The
þyrd maner of comen pasture / is in þ lordes out wa-
des that lye comen to his tenautes / as comen mo-
res or hethes / the whiche were neuert erable landes.
In these maner of comens / mesemeth the lordes shulde
nat be synched nor sette at no certentie / but put his ca-
tell upon such maner of commen pasture at his plea-
sure / bycause all the whole commen is his owne / and

The boke

his tenautes haue no certayne parcell therof layde to
their holdinges / but all onely byte of mouthe with
their catell / and it were agayne reason to a brydge a
man of his owne ryght . But his tenautes and euer
ry mans tenautes / me semeth ought of right to be sym-
ted what euery man ought to haue / goynge vpon all
maner of comens so / els wolde the ryche men in the be-
gynnyng of Somer byshepe / other maner of catell /
and eate vp the comens / and sell them agayne at wyn-
tet / or put the in their pastures that they haue spared
all the Somer / and so ouerpresse the poore men / that
haue no money to bye noz able to reyze .

COf parkes and demeyne wodes / the whiche the lord
may assarte and to do his profyte / & how many
acres they contayne / & what the vesture
of an acre is worth / and what the
grounde is worth whan the
vesture is fallen . &c .

Cap . v .

Item inquicend est / de pcis et dscis boscis / que
ad voluntatem suam possunt assertare / et excollere et
quot acre in se continentur . Et quantu[m] vesture a cullo
bet acre possit appari / et quantu[m] fudus in se continet
et valeat quando prostratus fuerit / et quantu[m] valeat
quilibet acre per se per annu[m] . It is to be enquired / of par-
kes & of demeyne wode / the whiche at the lordes wyll
may be asserted & plucked vp / or fallen downe / & howe
many acres are contayned in them / & for how moche the
vesture of euery acre maye be sold / and howe moche
the grounde

the grounde in hym selfe conteyneth whan the wode
is fallen and howe moche every acre is worthe by it
selfe by the pere. This is to be vnderstante of par-
kes and demeyne wode that be in severaltie wherof
the lord at his pleasure may assent to stocke vp by the
rootes or falle by the erthe plowe & sowe to his moost
profyte as he wyl. And howe many acres of wode are
conteyned in the same. For in a parke or wode may be
two hundred acres and more & yet nat past a hundred
acres therof wode lytell more or lytell lasse and what
the vesture (that is to say) the wode of euery acre is
worthe by hym selfe for one acre may be worthe. xx. s.
0z. x. l. s. & another acre dene ymough. vi. s. vi. s. 0z. x. s.
and howe moche the hole grounde conteyneth whan
the wode is fallen. And that is to be vnderstante all
the grounde whin pale or hedge as well the lande grounde
as of the wode grounde where ths wode growed and
what euery acre is worthe by the pere as well of the
one maner as of the other. 

Cofforen wodes where other men haue commen /
where the lord may improve hym selfe therof and
of how many acres & what the vesture of an acre
is worthe / and what the grounde is worth
whan the wode is fallen / and howe ma-
ny acres they contayne & what an
acre is worthe. Cap. vi.

Item inquitend est de boscis forinsticis ubi alii
comunicant quid de eisdem boscis dominus se-
possit appropriare et de quot acris et pro quanto vestura
cuiuslibet

cutuslibet acre cōmoniter possit app̄reciari / et quan-
sum fundus valet postq̄ prostratus fuerit bos̄cus / et
quot acre iste contineant / et quantum quelibet acre va-
let per annum. It is to be inquired of forten woodes /
wher̄ they & other cōmyn toḡder / & what of those wo-
des the lordē may imp̄ove hym selfe / & of howe many
acres / & for how moche the besture / þ is to say / þ wode
of euery acre may be solde / & howe moche the grounde
is worth after the wode be fallen downe / and howe ma-
ny acres it conteyneth / and what euery acre is worth
þ the yere. The declaracyō of this statute is doutfull /
bycause of the none certentie ther̄of / what is sufficuent
cōmen: for it is clearely ordyned by þ statute of Hōze-
ton / and after confirmed by the statute of Wystmy-
ster seconde. That the lordē shall imp̄ove hym selfe
of their wastes / wherþ is understande of their cōmen
mores / bethes / and wast groundes / as well as of wo-
des. Thouḡhe the statute speke but of woodes onely
leauyng their tenautes sufficuent commen / the whi-
che in myne opinion be those tenautes that haue com-
men appendaunte / and holde their landes of hym. It
is necessarie to be knowen what is sufficuent of com-
men / and that me semeth by reason shulde be thus.
To se how moche catel theþ and the straue þ a hus-
bāde getteth upon his owne tenement / will syade suffi-
ciently in wynter / if they lye in house & be kept therwith
all the wynter season / for so moche catell shuld be haue
commen in Hōmer / and that is sufficuent. ye shall un-
derstande that ther̄e be fourē maner of cōmens / that is
to wytte: commen appendant / commen app̄tenuant /
commen in grose / and commen per cause b̄cynage. g.
neighbour

maner of
commen

neighbourshepe. Commen appendaunt is where a lord of olde tyme hath graunted to a man a meseplace and certayne landes/medowes/ & pastures with their appurtenaunces to holde of hym. To this meseplace/ landes/ and medowes belongeth commen/ and that is called commen appendaunt. But and a man graunte to another certayne landes & pastures/ the whiche lye in seueraltie/ enclosed with the appurtenaunce in fee/ to holde of the chefe lordes. To these landes mesemeth belongeth no commen/ without he haue suche speciall wordes in his dede. Commen appendaunt is where a man hath had commen to a certayne nombre of beestes or without nombre/belongyng to his meseplace in the lordes wastes/this is commen appurtenaunte by prescripcyon/by cause of the vse out of tyme of minde. Commen singrose is whey the lordes haue graunted by their dedes/ commen of pasture to a straunger that holdeth no landes of hym/no: ought to haue any commen/but by reason of that graunte by dede. Nowe the lordes maye nat impreue hym selfe of any parcell/ for it is contrary to his graunte/ though he there be sufficient of commen. And in lyke case/ if the lord graunt commen to a man by dede/ and to lpmitt him a certayne nombre of beestes. Se what was comen at that tyme/ and of that the lord shall nat impreue hym selfe/ for and he shulde/ the goodnesse of the commen to that certayne nombre shulde be abridged that they shuld nat fare so well/ and every mannes dede shall be taken strongest agaynst hym selfe. And in lyke maner/ if þ lord graunt a man commen with his catell/ within certayne meytes/ lpmittes/ & boundes/ the lord shall nat impreue hym

The boke

hymselfe/within those meyres and boundes. Cōmen
per cause de bincynage/ is where the waste grounde of
two towne shypes lyē together/ & nouther hedge nor
nor pale bytwene to kepe theit catell a sonder/ so that
the catell of one towne shyppe gothe ouer his meyre or
bounde in to the waste grounde of the other towne/ and
lykewile the catell of the other towne shyppe to them.
And also if theit cōmen selbes lyē together bnclosed/ in
opyn tyme whan harvest is in their catell wyl go out
of the one fylde in to the other fylde/ and this is called
commens/because of neyghbourshipe/and is nat bled
nor laufull to pinne their catell so goynge/ but in good
maner to dyue and chace besyde luche commen. And
as for that maner of cōmens/me semeth the lordē may
improve hymselfe of their waste groundes/leauyng
their owne tenautes sufficient commen/ haupnge no
regarde to the tenautes of the other towne shyp. But
as for all ettablie landes/medeweys/ leysē/ and pastur-
es/ the lordes maye improve them selfe by course of
the commen lawe/for the statute speketh nothynge but
of wast groundes. And ye shall understande/that how
be it þa lordē may nat improve hymselfe of his waste
groudes/ yet may he laufullly fall and sell all the wode/
brome/ goſe/ fyſe/ braken/ ferne/ bushes/ thornes/ and
luche other/ as free ſtone/ lyme ſtone/ chalke/ tutues/
claye/ ſande/ leed/ ore/ or tynne/ to his owne bſe: for the
tenautes may haue nothynge by reaſon of cōmen/ but
all onely bytē of mouthe with theit catell. And ye ſhal
knowe/ that lwyne and gees haue no commen/ but
by ſuffraunce/ without ſpeciall wordes in their char-
ter. Also the lordē ſhall haue his free warren/ for all
maner

maner beestes & foules of warren in his wast groundes/as well as in his severall groundes/and as longe as the beestes or foules of warren be vpon the lordes grounde/they be the lordes yf he haue warren/and the lordes may haue an accyon of Trespace agaynst any man that chaceth or killeth any of them in his comen/as well as in his severall. And if they go or flye out of the lordis warren/than is the proprie chaged/and the lordes bath lost his accyon for takynge of them whan they be out of his warren/without they come in to his warren agayne / there is no man bath warren but by speciall graunt of the kyng by charter/except it haue ben vsed tyme out of mynde/and allowed before iustyce in heire. And as for the articles contayned in this present chapter þ letter therof is plaine ynough & also touched before.

Wheder the lordes may gyue or sell the residue of his forren woodes/and what suche gyfte or sale is worth by the yere. sc.

Cap. vii.

Item inquitend est/vtrum dominus de residuo boscorum predictorum/forinstorum date possit/et quantum valet huius donationis et be ditionis per annum. It is also to be enquired/ whether the lordes maye gyue or sell the resydue of his forren woodes as forsayde/ and what suche gyfte or sale is worth by the yere. This letter is playne ynough/ and as me semethe no doubt/ but that the Lordes maye gyue or selle the resybewe of the sayde woodes or wastes/ Excepte that a manne haue commen of Crouers.

But

The boke

But what that gyfte or sale is worth / is to be vnder-
stante and knownen / and as mesemeth the donee or the
byouy / shalbe in like cause / as the lord shuld haue ben
if he had nat gyuen it noz sold it. Than the lord hath
imþoued hym selfe of as moche woodes and wastes
as he can lawfully / and whan he hath gyuen or solde
the resydue of that / he canne nat imþoue hym selfe of.
In lyke maner the donee noz the byoure can nat imþoue
them selfe of any parte therof / For they can nat
be in no better case / than he of whom they had it. How
be it that they that of ryght / ought to haue their com-
mens be nat their tenauntes / but their eytell and in-
terest grewe by enheritaunce / longe tyme before the
gyfte or sale made by the lord. And it followeth by rea-
son / that the gyfte or sale of a straunger shall nat buri
another mannes enheritaunce. But this done or this
purchasoute / shall take to their profyte all the vesture
standing vpon or beyng vpon the said grounde / as wod
& such other : as issayde before in the next chapter.

COf panage and herbage of the towne / & of all other
profytes of pooles / meyres / and rynnyng waters / of
moorees / heythes / and wastes / what they be worth by
the pere. &c. Cap. viii.

Item inquitendum est / de panagio herbagio
ville / et omnibus aliis exitibus bivariorum mo-
tacum buerum et bastorum quantum valent per an-
num. Also it is to be inquired / of panage / herbage of
the same towne / and of all other profytes of pooles /
meyres / & rynnyng waters / of moorees / heythes / wastes /
what

what they be worth by the pere. And where this statute speketh de panagio / that is to be understande a nayle
 Whan there is any mast growyng in the lordes wodes / whereby mens swyne may be sedde and relued / what profyte that may be to the lord. For there is no man that can clayme of right to haue the mast / the whiche is a frute / but the lord: except his free tenaunt haue it by speciall wordes in his deede. Quod sit quietus de pa-
nagio. And y lord shall haue it in his forren out wodes / as well as in his parkes or seuerall wodes / and as the quantyte of the mast is / so the lordes baylye of right ought to lay mennes swyne therunto from Myghelmas to Mawtymas / and to make a trewe accompt therof at the lordes audyte / what he taketh for evert swyne. And in many places the tenauntes go to pa-
 nage in the forren wodes by custome / and that is most commenly where as the tenauntes pay tache swyne by custome / if he haue to a certayne nombre / or els to pay vertely at Myghelmas. i. 6. or an halffpeny for evert swyne / as the custome is vsed. The statute spe-
keth / De herbagio ville. That is to be understande of the commen pasture that belongeth to the towne / wherupon the herdman kepereth the tenauntes catell / It may be so good that the tenauntes ned nat to haue any seuerall pasture / but that their commen pasture shulde be able to fynde all their cattell / bothe horses / mares / beestes / and shepe / and so it was of olde tyme that all the landes / medowes / and pastures / lay open and unclosed. And than was their tenementes moche better chepe than they be no we / for the moost parte of the lordes haue enclosed their demayne landes / ames / elbuge

110.10
Dowres/and kepe them in fructaunce/so that their tenautes haue no comyn with them therin. And also the lordes haue enclosed a great part of their waste groundes and streptened their tenautes of their comyns therin and also haue gyuen lyrence to dyuers of their tenautes to enclose parte of their etrable landes/and to take innewe intackes or closes out of the comens / payeng to their lordis more rent therfore/so that the comen pastures waren lass/ & the rentes of the tenautes waren more & more. And that is / bycause the tenautes waren more polytike in wylsdome to imroue their tenementes/holdynges/and fermes: & at thende of the ferme/ another man that made no cost of the sayde imrouementes/offereth the lordis certayne money for a fyne to haue it or to heghten the rent of the same / so that he y made the coste or his children shall nat haue the sayde ferme / without he wyl gyue as moche or more as is offred to the lordis/and so throuwe the envy of his neighbour and the couetousnesse of the lordis & his officers/ the poore tenaunt hath a great losse/or els vterly vndone/ god amede it. And the lordes haue a greater losse thā they wene/for their tenantes se how their neighbours y haue bylded their houses/imroued their lades & be put out/except he make a fyne or pay more rent. Causeth the nouther to bilde no other wise to iproue their holdynges/to y lordes great losse at length. And wher the statute sayth/ De oibus aliis ex iugis viuariorum morarū buerū et bastoy. And of all profytes that shal come of the lordes standing waters/mores/hethe and wastes.viuariū is a pole or a meyre y fylle encreaseth g lyueth in. Some cynamming waters be as fre & several to the

to the lordes/ as their pooles/meyres/ or standyng wa-
ters. And as they be stored with fishe/ so doth þ profyt
gyse to the lordes/ whether they go by way of improue-
ment or set to ferme: wherof the baply shall make ac-
compte. Moores/ hethe/ & wastes/ go in lyke maner as
the herbage of the townes/ for the lordes tenautes haue
comen in all suche out grooudes wþ their catell/ but they
shall haue no wode/ thornes/ turves/ goode/ ferme & such
other/ but by custome/ or els special word in his charto².

¶ Of mynes/ severall fyllynges/ and commen-
fyllynges/ what they be woxthe in the
perc. Cap. i.c.

Tem de molendinis / piscatis sepalibus / et
communitibus quantum valent. Also of mynes/
severall fyllynges / and commen fyllynges / what
they be woxthe. In this shorte artycle many thyn-
ges are to be remembred/ for wher he sayth / De mo-
lendinis / the whiche is in the plurell nombre / it is to
be understande/ that there be many maner of mynes
as cornemynes/ wyndemynes/ horse mynes/ & quere-
nes that go with hande. fullynge mynes/ sythe my-
nes/ cutler mynes/ smythe mynes/ and all suche other
as the whiche gothe by dryfte of water/ to blowe the ba-
les or to dray any water lyke a pompe / as there be in
Cornewall and dyuers other places. Though they be
no mynes properly to grynde corne/ yett it is a profyte
to be lord / the whiche a Surveyour may nat forget
to put in his boke and to but and bounde them as they
lye/ and who be the fermours/ & what rentes they pay.

Survey.

d. ii. Ind

The boke

Coron

And to the corne mifnes to the moost patte of them be-
longeth **Hocone** that is to saye custome of the tenau-
tes to gynde therr corne at the lordes myne / that is
as me semeth / all suche corne as groweth vpon the lord-
des grounde that he spendeth in his house. But / he by
hys corne in the market or other places / he is than at ly-
berty to gynde where he may be best serued / that ma-
ner of gyndyng is called loue **Hocone** / and the lordis
tenautes be called bondes ocon. And if they gynde
nat their corne at þ lordes myne / the lord may a mer-
ce the in his court / or els he may sue them at the comen-
lawe. **De secta molendint factenda.** But whan he shal
make his declaracyon in the debet / & whan in the solet /
I remytte þ to men of lawe that haue experiance ther-
of. It is also to be knowen how the tole shuld be take /
but they be so many dypuers grautes made by the lord-
de / some men to be gronden to the twentie patte / and
some to the .xxvii. part / tenaunt at wyll to the .xvi. part /
and bondmen to the .xi. part / some men to be tole fre /
and some to be hoppet fre / that is to wytte / that his cor-
ne shalbe put into the hoppet and grounde next to the
corne that is in the hoppet / at the tyme of his compyng.
And in some place to take the tole after the strength of
the water / that foloweth by reason / for that myne that
hath a bygge water and maye dryue a great brode sto-
ne / the which wyll make moche more meyle / than that
myne that gothe with a lytell stonel he is moche better
worþy to haue the more tole / and yet shall the honer of
the corne haue the more profyte. And so there be so ma-
ny diuersities of takynge of tole / that I wyll nat take
vpon me to tell howe / but also to remytte it to men of
lawe

lawe to shew the diversities. But dout ye nat the mil-
mers wyll be no losers / & of mynes there shall moze be
spoken of in the chappeter of waters / amonge the im-
prowmentes / **De piscatis separalibus** : that is to be
vnderstande / in the lordes standyng waters / as pooles
and meyres : & also tynninge waters that be seuerall /
as be very many in dyuers countreis / set to ferme frō
one place of the tyuer to another for certaine rent / and
if any man fyſſe in the lordes pooles or meyres / the
lorde may haue his accyon vpon the statute of West-
mynster p[ro]m[ptu]r. And if he fyſſe in the tynninge and se-
uerall waters / the lorde may haue his accyon at the cō
men lawe / and in lykewyse the lordes tenaunt / if any
man fyſſe in his ferme holde / be it standynge waters
and tynninge waters: And where he sayth / **De omni-
bus / of cōmen fyſſhynges** / that is lytell profyte to the
lorde but to his tenautes / except he dwelle nigh the see /
and wyll cause his seruant to fyſſe there for hym / for
that is the best cōmen water that any man can fyſſe
in. And some tynninge waters be cōmen / as lytell bro-
kes and pytches / & in some rynnyng waters / the lordes
tenautes haue lybertie by custome to fyſſe with sho-
uenettes / trodenettes / small pytches / and suche other.

COffre tenautes / the whiche dwelle without
as well as within. &c. Cap. x.

Tem inquirendū est / de libere tenentibus qui-
Ibusq[ue] fortinsecis et extrinsecis. Also it is to be
enquiered of the holders / the whiche dwelle with-
out as well as within. By this letter it is to be vnder-
Survey. D. lll. Stande/

The boke

stande/that a fre holder may dwel out of the precincte
of the lordes manere / and yet holde his lande of the
sayde manere. For one manere maye stretche in to dy-
uers shires / as the honer of Citebury / Walyngefor-
de / Pountefrette / Cyckell / and suche other : And in y-
tyme the lord of the honer or maner / may take a dis-
telle for his rentes / homages / celles / customes / ser-
uyses / and to byng the same distelle out of that shire
where it was taken / in to that shire where the ma-
ner is / of whome these sayde landes be holden. And if
the tenant wylle we Repleuy / the sheryfe wher the ca-
tell is / shall make and serue the repleuy / & nat the shes-
ryfe wher the goodes or the catell was taken / noz-
turne vpon his repleuy / *Quod suerit elongata sunt*
And the lord maye haue a fre holder that holdeth his
lande of hym / and payeth hym chefe rentes and other ser-
uyses / and nat by the reason of any manere . And thus /
a man purches a parcell of lande before the makynge
of the statute / *Nuta emtores terrarum* . And gyue the
same landes agayne to a straunger before the makynge
of the sayde statute / to holde of hym by certayne rente
and seruice. *This may be called a forren free holder* /
for it is no parcell of any manere / and it is no manere
it selfe. For to euery manere belongeth two thynges /
that is to say : parcell in demayne / and parcell in seru-
ice. *That is landes in demayne belongyng to the maner*
and seruice / customes or rentes / and this fre holder *I*
spake of before hath demayne / but he hath no seruice .
Also a man maye haue bothe rent and seruice of a free
holder / and yet he holdeth nat his landes of hym that
he payeth his chefe rent vnto . *Is and a man purchase*
landes

of Surveyeng.

fo. xi.

landes sythe the makynge of the said statute/and gyue
it to a straunger/teseruyng fealme and certayne rent:
this free holder holdeth his landes of the chefe lord
nerre aboue/and yet shall he paye his rentes and seru-
ces reserved to hym that gave it to him/ꝝ if the gyfte
were in the tayle and no remaynder in fee euer/ nowe
the reuercyon resteth styll in the donee. I coude speke
more of the gyftes and remainders/but I remynt them
to men of lawe that be lerned/ for it is nat the mater þ
I entende to speke of. Howe be it/ it is very necessarie
for every Surveyour to haue in syght and exper-
ience of the comen lawe/ or els at some season he shall
disceyue his lord or his tenaunt/ꝝ specially his owne
soule/ for saynt Isidorus sayth. Quod ignorantia cras-
sa vel affectata non excusat peccatum. That is to say/
ignorance of connyng or of the facultie in hym þ ta-
keth vpon hym/as a mayster or techer of the science or
connyng/ excuseth nat a mans offence/ for euery man
that god hath sende wytte and reason vnto/ is boun-
den to knowe/ wheder he do well or yuell. And ther-
fore it is necessarie/ that euery man lethe and do his
diligence to knowe/ what he oughte to do/ or he take
vpon hym/ any suche offyce or towne. 

¶ Who be fre tenauntes & what lades and tenementes
and what fees they holde/ꝝ by what seruice/ wher-
der by socage or by knyghtseruice or other/
& what rent of allise they gyue by the yere
and who holdeth by charter/ꝝ who by
Auncient demeyne/ꝝ who by newe
seoffement. Cap. xi.

¶ Item

The boke

Tem inquit eis qui sunt liberi tenentes et quas terras et tenementa et quod feoda teneant et per quod servitum utrum per soccagium vel per servitium militare vel alio modo et quantum reddat per annum de redditu Assise et qui tenent per cartam et qui non et qui per antiquam tenuram et qui per nouum feoffamentum. Also it is to be enquired who be fee tenautes and what maner lades and tenementa and what fees they holde add by what service and whether it be by socage or by knight seruice or of any other maner and what they yelde by the yere of rent of Assise and who holdeth by charter and who nat and who by the olde tenure and who by the newe feoffement. It apereth by this artycle whether there be many maner of fee holdes and holde their lades and tenementes in diuers maner and by many maner of rentes customes and seruices as tenautes in fee simple tenantes in tyme tenantes by coppe of courte role tenautes by the curtesy tenantes in dower and tenautes for tyme of lyfe by speciall graunt and many other. And all these tenautes maye holde their lades by dyuers tenutes customes and seruices as by homage fealtie escusage socage knight seruice graunt sergentie petye sergentie franke al moyne homage auncetrell burgage tenures and tenure in villenage. But to declare the dyuersytie of all the tenutes it wold be to longe a processe and therfore I remyse it to the first boke of the comen lawe called the tenutes. But by diuersite of these tenures what rentes fees customes and seruices the lord ought to haue of his tenautes can nat be knownen but by the lordes cuydence courte roles

rolles/rentaples/and suche other presidents/and spe-
ciallly by the originall dedes of their tenauntes. And
ye shall knowe þ the lordes may nat distrayne their te-
nauntes nor cease their landes into their hādes/to cau-
se their tenantes to shewe their euydence/wherby they
holde their landes. But and the lordes haue any euydē-
ce/rentaples/ or court rolles/ or any maner of reutes/
customes/ and seruyce that he hath nat and can proue
a possessyon of the same in his auncesters/sy the the ly-
mitacyon expressed in the statute of Westminster secō
de in the seconde chapyter/than he may lawfully distra-
yne for the same. And than must the tenaunt shewe a
discharge by sufficient wittynge/ and nat by wordes/
or els to pay the same: for mater in wittynge/ may nat
be discharged by a newe de paroll. s. bare wordes.

The statute speketh/ qui tenent per cartam / et qui nō.
The tenauntes in fee symple / & the tenauntes in tayle/
that haue euydence and dedes made & sealed/and pos-
sessen deluyered of their lordes or by their attorney/
from one to another/ they holde their landes by charte/
be it newe made or olde. And also there be tenauntes in
fee symple/ and tenauntes in tayle/ that holde by no char-
ter/ and those be tenauntes by copy of courte role/ As a
a lordes haue a manere / & within the sayd manere there
is a custome that hath ben vsen tyme out of mynde / þ
certayne tenauntes within the sayd manere/ haue vsed
to haue their landes and tenementes to holde to them
and to their heires/ in fee symple/fee tayle/or for termes
of lyfe/ at the wyl of the lordes/ after the custome of the
manere. And such a tenaunt may nat gþue nor sell his
lande by dede / for and he do / the lordes maye ente as

The boke

In landes for sayte to hym . For if suche a tenaunt wyl
gave or sell suche maner of landes to another / he muste
luttende the same landes in the lordes court / in to the
lordes handes / unto the use of hym that shulde haue it
or in fee simple / fee tayle / or for terme of lyfe . And he y
shall haue the lande / must come into the court and take
it of the lord / as hece after foloweth .

Ad hanc curia venit J. B . et sursum reddidit /
in eadem curia bonum messuagium . ac . in manus
domini ab ipsu A. D . et heredi suo cum belheredi de cor-
po re suo existentium / vel pro termino vite sue . Et sicut
hoc venit predictus A. D . et cepit de domino in eadem cur-
ia predictum messuagium . ac . habendum et tenendum sibi
et heredibus suis / vel sibi et heredi de corpore suo existen-
tibus / vel sibi ad terminum vite sue ad voluntatem domini
secundum consuetudinem manerit / faciendo et reddi-
do inde reddit servicia consuetudines inde prius debi-
ta et consueta / et dat domino de fine . ac . et fecit domino fidelita-
tem / et ab missus est inde tenes . And these maner of
tenautes shall nat plede nor be impleded of thei tene-
mentes by the kynges witt / but if they wyl impled
eche other for their tenuites / they shall haue their pleynt
made in the lordes court / after this forme or this effect .
A de B . querit versus C de D . de placito terre bec de
bono messuagio decem actis fratribus acris pti . ac . cum pti
And shall make pcessacio to suchis pleynt in y nature
of the kyng / witt / of formidowme i decedere at the comen
lawe / or of y kyng / witt of assise of nouel disseis / or of
assise of mortauncete / or of any other witt at y comen
lawe . Plegit de prosequendi G f . et G h . but how the
declaracion

declaration / the answere / replicacion / & recompence shalbe
 be made: & also an actions of dette / detinue / couenant
 tes / trespass / and suche other / I remyte that to men of
 lawe þ haue experiance therof. But one thing wotte I
 wel / þ many an erronius processe the stewardes make
 in their court roles. Wherfore men of honour and of
 worshyppe / and abbottes / priours / & suche other shuld
 make men of lawe their stewardes / and to cause them
 to exercise the office him selfe / with his clerke sufficient
 ly instructed by his maister / that there maye be made
 due proues without fauoure / bribery / or extortyon / on
 payne of forsepture of his office. But it is a comen bise
 in some countreis: that lordes / knyghtes / squyeres / and
 gentylmen / that knowe but lytell of the lawe be made
 stewardes / and they come to the courte or sende their
 clerkes / that can as litell lawe as their maister or lasse:
 but that he vnderstādeth a lytell laten. And if there be
 a fyne to make for a tenement / house / or close that is to
 be set: the stewarde shall haue a rewarde for his good
 wyl / that he may haue it before anchet man / and the
 clerke muste haue another rewarde for to entreat his
 maister to the same / so that the lordes fyne must nedes
 be the lasse / or els the poore man shalbe at a great chal
 ge. Wherof speketh Salomon / proverbiorum. xvi.
 Melius est parum cum iustitia / & multi fructus cum
 iniuste. It is better to haue a lytell rightwysely /
 than to haue moche profyte wickedly. But now to my
 mater that I speake of before / there maye be in one ma
 nere or lordshyp / both charter lande & coppe lade / and
 eche of them well knownen from other / & one man may
 haue and holde them bothe. Also there be other tenans

Surveyor.

c. li. tes by

Salomon

The boke

tes bp copy of court role / and is called tenuantes pet
le verge.s. by the verde. And they be called so / by cau-
se whan they wolde surrendre their tenementes in to
the lordes handes to the bse of another / they shall haue
a lytell verde in his hande by custome of the courte / and
that he shall delþuer vnto þe stewarde / if he be there p^{re}
sent / or to the bayly or reue / or to other two honest men
of the lordes shyp. And at the nexte court he þ shall haue
the said lades shall take it in the court / and his takyn^g
shalbe entred in the role / & the stewarde or bayly / as the
customes is vsed / shall delþuer to him þ shall haue the
lade the same verde / or another in the name of season /
& hath non other euydece but þ copy of the court role / &
it may be made in fee symple / for fee tayle / or for terme
of lyfe. And all maner of customes þ be nat agayne rea-
son may be admitted & allowed for a custome. And how
be it þ^e these maner of copy holders haue an estate of
inheritance / after the custome of the maner / yet haue
they no stake tenement bycause of the comen lawe / and
therfore they be called tenuantes of base tenur. Me se-
meth it were necessary & conuenient / to shewe dyuers
diversites how copies shulde be made / for fere lest eue
ry man that taketh vpon hym to kepe a court / hath nat
perfyctly therperience therof / as hereafter enseweth.

Cſſit of surrenders of landes holden by the verde.

HE shall take a verde in his hande by thende / and
delþuer the stewarde the other ende in his hand /
and say to the stewarde. Here I. A. B. do yelde bp or
surrendre

of Surveyeng. fo. xiiii.

surrendre my landes that called **D**. the whiche I holde
of this lordship at þy lordes will/after the custome of this
manere/to the behoue of Johs. Bzowne & his heþres.

Chowe the stewarde shall delþuer season.

Cthe stewarde shall delþuer hym an ende of the yar
de in his hande þy shall haue this lande / & he shall saye
thus to hym. My lordde graūeth you season of this lā-
de þ was A. B. the whiche ye haue take here in þ court
to you & to your heþres; to holde at my lord's will/after
the custome of this manere / & thā he shall be swozne. &c.

Cthe maner of the oþre of the tenaunt.

CI shall beare saythe and trouthe to my lordde of this
manere/as for the landes and tenementes that I haue
taken of hym / and truely do and pay the sutes / custo-
mes / rentes / & seruyces that longeth thereto/as for the
terme that I shall occupy it/so helpe me god. &c. & by þe
þe boke & ley downe. i.ð. as the custome is.

Chowe the copy shulde be made of landes
holden by the yarde.

CId hanc cur' dñs concessit extra manus suas per **N.**
F. capitalem fefi suum **C. D.** et **M.** broȝi eius bnum
mell. et sex acȝ lette cum pectifi iacent apud **B.** quibȝ
dñs per senescallū suum concessit seisinam habend sibi
et heredibȝ suis de dño per virgiam ad voluntatem
dñi secundum consuetudinem manerit/et dant pþo si-
ne pþo ingressu inde habendum pþout patet in capite &
fecit domino fidelitatem/et admissus est inde tenensi.

Survey. e. iii. Another

The boke

¶ Another forme for certayne rent/for all maner of seruyce.

Cad hanc cur' dñis concessit per J. s. senescalū suum
T. B. et 99. vro 21 sue viiij. m. sex acr. terre. ii. acr
prati/et vnam actam bosci cū pertisi p̄fari. ¶ et 99.
heredi/et assignaciō suis ad voluntatem domini scđm
consuetudinem manerit/reddi inde annuatim dñio/ et
heredi suis/vel successoribus suis/si dñs sit religiosus.
v. s. vi. d. p̄o omnibz et singulis seruicis ad duos an
ni terminos videlicet. ac. equis portionibus/ et dant
domino de fine. ac. et fecit fidelit. The comen course
is nat to put in certayne all their rentes/ customes/ &
seruyces/in their coppes/ and that is in auncient de
meyne/ & in all places where their tenautes haue their
landes by coppe to them & their heyses/ after the custo
me of the manere. for there they haue or ought to haue
a customary role/ wherin is euery mans lande contap
ned/ and what rent/customes/ and seruyces euery man
ought to pay and do: & in many places/ their lawes &
their customes be put in wrytinge/ & remeyne in their
owne keppinge to put them in a redynesse/ whan nede
shall require/ but & there shalbe made any newe incro
chmentes or intackes inclosed or taken in out of the co
mens/ or any myne newe founde/ as leed or tyn/cole/ yre
custom or suche other/ if a copy shalbe made therof/ it is
than necessary & conuenient the ret therof to be put in y
copy/ for it is a newe thyng y bath nat gone by custo
me/ & also it wold be put in the customary role/ for this
newe approumet may fortune to encrease of rent or de
crease in rent/ & therfore the retes must alway be expres
sed.

sed. Also wher a man hath a lordshyp/wherin be many tenauntes that holde thei landes of their lord by coppe of court rule for terme of yeres or for tyme of lyfe wherethey haue no state of inheritaunce. In all suche coppes/it is conuenient that the rentes be expressed in the same coppes/cause a patet.



CA recogniscyon of a tenuant what he holdeth of the lord.

CAd hanc cur venit R. T. coram S. E. senescallo huius manerii/et cognouit se sensu de dho bnu messuagiū/decem acres terre/tres acres prati cū pertisi in L. voc. C. libere per cartā in locagio per redditū, xii. d. vel bnam libram piperis/et sectam cur bis per annū. Et etiā dictus R. T. cognouit se tenere de domino altū messuagiu cū crofto ad iacente/et sex acres tre/et. ii. acres prati cū pertisi/ad voluntatem domini secundū consuetudinem manerii/et per redditū duozū solidozū/et fecit fidelitatem/et admissus est tenens.

CThe forme of a copy in auncient demeyne/where the proclamacions shulde be had.

CAd hanc cur tenet ibidem salī die et anno. xc. venit A. B. filius et heres. I. B. et sursum redditū in manus dñi bnum messuagium. x. acry tery/tres acry prati cum uno crofto in D. infra iurisdictionem huius cur ad opus E. f. heredi/et assigñ suoꝝ imperpetuum virtute barganie i eos fact. Et sup hoc publica p̄clamatio i eodī cur fact fuit q̄ si quis altqđ ius in seu ad eundem messuag. terp̄ prat & crofto/vel in aliqua eorū parcella p̄tendere

pretendere voluit / vel haberet veniret et subiretur / et nullus venit ad hanc cur*p*er quod scdm consuetudine manerit messu. p*re*dict*s* terras prata et croft p*re*dict*s* re, manerent in manus d*omi*n*is* / b*is*q*u*z ad tertiam proclama*c* sup eosdem fact*s* et sup hoc dies dat est p*er*ibus p*re*dict*s* essendi ad proximam cur*p* manerii p*dicti* / ad audi*re* super inde iudiciu*m* suu*m* sup p*re*missis / et ad h*ac* cur*p* tent ibidem tali die. *Ac.* tam p*dictus* *A B* q*u*p*re*dict*s* *E f* benere / et sup hoc scda proclamatio fact*s* fuit sup p*re*missis / q*u* si aliquis aliquid ius / vel titulu*m* ad p*re*dict*s* messu*m* t*er*ry*p*rata et croft / vel in aliqua eoz parcella haberet / vel p*re*tenderet / veniret / et audiretur / et null*o* adhuc venit. Et sup hoc dies per *J G.* senescul*m* suu*m* concessit se i*n* a*d* p*re*dict*s* messuagio terras prata / et croft cu*m* eoz p*tinene* p*refato* *E. f.* tenendi sibi hered*m* / et assign*m* suis scdm c*o*s*uetudine* manerii p*dicti* / et dat d*omi*n*is* de fine ad ingress*m* *ge.* et admissus est inde tenens et fecit fidelitatem.

C The forme of a copy in auncient demeynes / wher the wyfe shalbe examyned.

Dale. **C** Ad cur*p* tent ibidem t*hi* die anno. *Ac.* **A B.** de *M.* et *M.* bro*m* eius hic in plena cur*p* sola examina*ta* et confess*m* sursum reddiderunt in manus d*omi*n*is* b*u*num messuagium

messuagiuin et dlam bonatam tenuit ac bnam quattu
nam terre cum suis pertifiis in s. predicta hoc d. ad
opus W. C. de D. unde accidit dñs bnu regu de her-
cotto et super hoc venit dictus W. C. et cepit de dñs
dict mess. sc. cum suis pertifii habendi et tenendisibi et
anne bcoy sue et her et assigni ipsius W. imperpetuum
secundum consuetudinem manerit per tenuit consuetu-
dinem et seruicem inde prius debet et consuet et dant dñs
de fine pro ingressu habendi dict mess. et ceteris premis-
sis. sc. et data est eis seissinam et fecerunt fidelit.

Another forme for terme of lyse.

Ad hanc cuius. sc. venit J. D. et J. brozelius ipsa so-
la examinata eozam senescalio et sursum reddiderunt
i manus dñi bnum tefitum cum pertifi in d. iac inter
tenement J. B. ex parte orient et tefitum C. D. ex pte
occident et abuttat super altam viam et parte austra-
lt et super gardinum E. f. ex parte bozali ad opus G.
H. et J. brozelius ad terminum vste eozum et alterius
us eozum diutius viuentis secundum consuetudinem
manerit et dant dñs de fine. sc. et fecerunt fidelit.

Another forme upon condicton.

Ad hanc cuius. sc. venit J. C. et sursum reddiri in ma-
nus dñi bnum cotagium iacene. sc. ad opus J. D. sc.
tenendisibi et heredi suis de domino ad voluntatem
domini secundum. sc. sub condictonibus subsequen-
tibus: vitz si predictus J. D. soluat aut solut faciat pre-
fat J. C. xl. s. ad fest vitz. sc. proximo futuro post da-
ta huius curie qd tunc presens sursum reddi sit in suo
reboze et effectu. sc. si ipse defecerit in solutioe solutionu
predict

The boke of

predicti fratre beli in to/ q[uod] ex tunc bene licet p[re]fatu[rum] q[uod] C. et assigni suis reintrare et rehabeere predictum cota-
gum i[sta] sursum reddic non obstante in antiquo et dat
domino de fine/ et cetera. et fecit fidelitatem. et cetera.
et admisus est et cetera. : 000: : : : :

Another maner offutture made to the
g[ener]al baplye out of the court.

Ado hanc cur[ia] . sc. competitum est q[uod] C. extra cur[ia]
sursum reddidit in manus I. B. . bailliu in p[re]sene.
B R. et aliorum tenentium domini huius maneris/
hoc testante b[ea]tum acram terre in C. quondi B B. et
opus E. sc. ut dominus inde concessit se[nt]iam tenendi
sibi et heredi et cetera/ de seruic. sc. et dat. sc.

Another forme/ where the lord graunteth a
coppe of his speyal graunt.

Ado cur[ia] apud D. tenet ibidem tali die et anno. sc. p[re]-
ceptum fuit bailliu se[nt]i in manu domini / bnum te-
nementu sive messuagium cum pertisi I B. boe. C. eo
q[uod] ipse alienauerit/ et vendidit dictum tenementum cuidam
I T. sine licentia d[omi]ni et inde respondebit domino de
dictibus quousq[ue]. sc. et q[uod] in ista eadem cur[ia] dominus
ex sua gratia specialiter concessit dictum tenementum cu[m]
pertisi p[re]fato I B. cui dominus inde concessit se[nt]iam
habendi sibi et heredi. sc. de domino ab voluntate
secundum. sc. et dat. sc. et fecit et cetera.

Another maner for terme of yeres/ where
the lord shall kepe reparacion.

Ad

of Sutneyeng. fo. xvii.

Ad hanc cur*p* dominus per I*f*. senescallum suum concessit I*C*. vnū messuagiu cū domib*s* superastātib*s* et aduersas terras prata pascuas et pasturas cū sepibus fossatis et omnib*s* altis suis p*ri* vi*o* A*ha*bend*o* et tenend*o* sibi et assig*o* suis a festo s*acti* M*icha*elis archangeli p*ro* x*o* fututo post dat huius cur*p* b*sc* ad finem et terminū quadraginta anno*z*ū ex tunc p*ro*ximo sequentium et plenarie c*o*plendo*z*um redd*o* inde annuatim. xx. g. ad duos anni t*minos* b*ic*z. xc. p*er* equales portiones. P*rouiso* semp*o* durat*o* t*mino* p*dicto* p*re*dictus d*ñs* t*nueniet* metem*z* totiens quoties necessariū fuit dicto tenemēto ad emendand*o* reperand*o* et sustinend*o* et dat d*ñs* de fine. xc. et fecit fidelit. xc.

Another maner/ where a man pretendeth
a tytle/ and after teleseth in the court.

Ad hanc cur*p* tent. xc. compet*o* est q*uod* cū d*ñs* per I*f*. senescallū suū ad cur*p* tent apud C*.tali* die et anno. xc. concessit extra manus d*ñs* A*.B.* et heredi suis vnā pecciam terre continentē circa tres acres terre siue pl*u*stue m*in*us habeatur quond*am* C*.in* A*.tacentem* inter terrā p*ro* M*er* p*te* australi et terram R*S.* xc. habendi. xc. ad voluntatē domini secundū. xc. et postea venit q*uod* dam Alicia Bate co*zam* p*refato* I*f*. senescallo domini et p*retendit* habere titulū in p*redicta* pecia terre/ et hic p*resens* in cui*p* remisit relaxauit et imp*petuum* qui etum clamauit p*refato* A*B.* et heredi suis per licentia domini totum ius suum et clauium/ que habet/ vel habuit vel in futur*p* habere poterit in p*redicta* pecia terre/ et in qualib*e*t inde percella. Ita b*ic*z q*uod* ipsa Alicia nec heredi sui/ nec aliquis altius nomine eozum aliquo ius/

The boke of Bo

tas / vel clamet in predicta perta terre de cetero erigeret
vel vindicare poterit / s; ab oē actione iuris vel clamet
sunt exclusi p presentes / et dat dñs. sc. et fecit. et cetera.

CAnother forme / where the heire is admitted to his
lande after the deeth of his fader.

CAd hanc cui tenet. sc. compertum est qd B. obiit
sestitus p dñs ultimam curiam / qui de domino tenuit
sibi et heredi suis unam placeā tery hoc C. & inde obtit
sestitus et dicunt qd R. B. filius eius est proximus he-
res / et plene eatis / vel infra etatem vix. xii. anno xiiii
et in custodia C. B. vel S. B. frater eius / vel consan-
guineus eius est proximus heres eiusdem C. B. et ple-
ne etatis / et presens hic in cuius petit admittit et admis-
sus est inde tenens / tenendi sibi & heredi suis de dñs ad
voluntatem scdm consuet. sc. et dat. sc. et fecit. sc.

CAnother forme of landes tayled with
a temayndre ouer.

CAd hanc cure compertum est qd R. B. de B. ad cor-
tent apud E tali die et anno. sc. sursum reddi in ma-
nus domini unum tenementum & tres actes tere hoc
Cad opus R. C. filius eiusdem R. et A. broz eius qui
bus dñs concessit se sinam. Tenendi sibi et heredi de
corporibus eorum legitime procreat. Et si predictus
R. et A. broz eius sine heire corporibus eorum legit-
time procreat obterint / qd tunc predicti terras et teneta
cum suis pertini remaneant nec heire ipsius R. B. Et
modo curia ista informaretur per totum homagium
quod predictus R. et A. obiuerint sine herede inter eos
procreat

of Sutueng. fo. xviii.

procreat et predictus R. B. sitit / et super hoc venit I
B. frater et heres predicti R. B. et petit admitti et ad-
missus est tenens. sc. et per licentiam domini presatus
I B. concessit predictum tenementum et terras que ei rema-
neant post mortem predictorum R. B. et R. C. et A. bro-
etus / Remaneret R. C. et heredi suis cui dñs inde con-
cessit seisinam tenendi ad voluntatem dñi secundum.
et cetera. et dat. sc. et fecit. sc. 

CAnother maner for terme of lyfe / with dy-
uers remayndres ouer.

Cad hanc curi venit R. B. et sursu reddit in manib;
dñi bñu messuagiu / et octo acres terrarum customarum hoc
A. ut dñs faciet inde voluntatem suam / et dñs inde ha-
betur seisinam. Et ex gratia sua speciali recessit pre-
dictum messuagiu et terrarum prefato R. B. et I brogi etus
durante vita reorum ita qd post eorum decessum dictum te-
nementum et terras remaneat R. brogi A / durante vita
sua et post decessum ipsius R. predictum terras et tenementa
remaneat tectis heredi ipsius R. B. impetu tenendi
eisdem R. B. et I brogi etus durante tota vita eorum per
virgam ad voluntatem dñi secundum. sc. in forma predicta saluo-
ri cuiuslibet. sc. et predictus R. et I. dant dñi de fine.
sc. et fecerunt fedelitatem / et cetera.

Clurrendre out of the court and a ce-
mayndre with a cōdition.

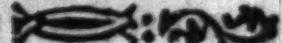
Cad hanc curi competitum est quod R. f. languens in
extremis sursum reddi in manibus R. R. extra curi p
manus I B. in presenta A. C. et B. D. tenentes huius
Sutueng. f manet

The boke

maneris hoc testante vnū messuagiu cū pertinē. ac. ad
opus uero predict R. f. tenendi sibi per seruicē inde
debit scdm cōsuetudinem maneris / pro termino vite
sue ita q̄ post mortem dicte al predict mess. remaneat
I filio pdict R. & al. et heret de cope suo legit̄ie procreat.
Et si cōtingat Jobey sive heredi de corpore suo legit̄ie
time procreat qd tūc predict messuagiū remanere R.
filio pdict R. & al. et heredi de corpore suo legit̄ie pro-
creat. Et si cōtingat predict R. obiere. ac. qd tūc predict
cū messuagiū p̄ executores vtrūq; eoz diuti⁹ viuent
vendant et denarios inde recept et puenient pro aia-
bus parent eoz suoz in p̄is v̄sib⁹ / et operibus carita-
tius in missis celeb̄andis et elemosinis distribuēdis
prout melius eis viderint expedit pro aiaab⁹ antecesso-
rū & predecessorū suoz / quibus dñis inde ccessit seisinā
tenendi in forma predict ad voluntatem dñi scdm con-
sue maneris et dant dñi de fine. ac. et fecit fidelitas.
Et nota q̄ sib⁹ eoz obiit et heres eius sit infra eti-
tē fidelitas respectuatur quoisque ad etatem veniat.

C A supplication to be exempte from all maner in-
questes and iuryes within the lordshyppe.

C Ad hanc cui⁹ venit R. C. instant supplicando p̄ vi
ipse per plurima tempora transacta supplicauit. Et
profert dñi fine annualem noīe exēptionis vt ipse ex
sua ḡa speciali et fauore ob causā senectutis infirmi-
tatis et debilitatis sue possit exonerare de cetero ab oī-
bus et singulis inquisitionibus turamentis et officiis quo-
rumcunq; tam in hac villa q̄ alibi infra dñi scdm
obiciendi & assignādi / quia pp̄ aspecta vero senectute
vna cū infirmitate / & debilitate sua sub fine annuali noīe
exemptionis

exemptionis inde prolate ac suggestione eius p tenen-
tes et bisus q̄ ipsū veracit̄ congrua testificata in p-
missis. Mode dñs recessit in ista curia p J. f. senescal.
suū p̄fato R. C. huiusmodi licēe fauorē et exemptionē
ad terminū vite sue duratuy / et predict̄ R. C. dat dñs
de annuali seddi p soluendū annuatim. tū. d. ad termi-
nos bisuales. Ad hāc curiā venit J. S / et dat dñs de
sine p̄o secca cui respectuā p. t. annum / vt patet.
Ad hanc curiā venit J. S. natuus dñs hui⁹ mane
tū / et petit licencē ad maritandi filiam suam infra do-
minum istud / vel extra / et dominus p. t. W. C. senescal
iū suum concessit licencē et dat. 

Memorandū that there is no maner of estat̄ ma-
de of free lande by pollē dēde or dēde indented /
but lyke estates may be made by copy of copy lādes / if
they be well made & entred in the court tolles. And the
stewarde is bounde by lawe & consciēce to be an indiffe-
rent iudge byt wene the lordē & his tennantes / & to entre
their copies truely in the lordēs court tolles / the whiche
is a regester to the lordē to knowe his presydēce / custo-
mes / & serupces / & also a great suretie to the tennantes / p
if their copies were lost / they may bouche and resorte
to the lordēs court tolles / and the stewarde may make
them newe coppes / accordyngē to the olde presydēnt
in the lordēs courte role / lyke as at the commen lawe /
whan a mater in batpaunce byt wene two menis past
by verdyt / and iudgement ḡuen therof / and entred
in the kynges recordes / there it resteth of recordē / and
also yf a dēde or a patente be introlled / there it remay-
neth of recordē in lyke maner / so that if any party will

Survey.

f. 11.

hauē

The boke

haue any coppe therof/they may sue to the judges and the officers of the place whete the recorde lyeth/ & haue a copy therof exemplified vnder the seale of offyce of þ same place/whete such recorde lyeth/ & may plede the same recorde in euery courte the kyng hath/ & the lordes stewarde may do in lyke maner. &c.

The othe of all maner of officers generally.

To whome the stewarde shall saye/ ley thy hande vpon the boke and say after me/ I shall true constable be/ trewe thridborowe/ trewe reue/ trewe franke/ lege/ trewe tythingman/ true ale taster/ trewe wodewarde/ & trewe pynder/ with suche other officers that be bled to be sworne in the lordes court/ and trewe presentmet make/ and truely and duely do and kepe all thynges that belongeth to myne offyce to do/ so helpe me god & my holydome/ and kyse the boke.

The othe of a Denysen.

I shall true liegeman be/ and trewe say the beare to kyng Henry that nowe is/ and to his heires/ and no trayson do/ nor therbnto assent/ nor no thefste do/ nor no theues felowe be/ nor any of them to knowe. But that I shall enforme and do to wytte them that be the kynges offycers therof that haue the lawe to gouerne. and I shall be burome & obedient to iustyses/ commissiōners/ sheriffes/ exchetcours/ baylyes/ & constables/ & to all other offycers of the kyng/ in all thynges þ they comande me to do lawfully/ so helpe me god & holydome.

The othe of afferoure.

I shall

¶ I shall truely affere this couerte and highe no man
for no hate/nelowe no man for no loue/but to set every
man truely after the quantite of his trespace to my
knowledg/sauyng to a gentylman his counteynaunce
and his householde/a marchaunt his marchandysse/a
husbāde his tenure & his werke beestes to his plough/
so helpe me god and my holgdomē.

This artycle gothe farther. Et quantum reddant p
annu de redditu assise. And howe moche they yelde by
the pte of rent of Assise. And first ye shall knowe that
there be thre maner of rentes/that is to say: rent serupe,
ce/rent charge/and rent seeke. Rent serupe is where
a man holdeth his landes of his lord by fealtie & cer-
tayne rent or by homage/fealtie & certayne rent / or by
any other seruice & certayne rent. This is a rent serupe
ce/and if the rent be behynde at any day þ it ought to
be payde at þ lord may distrayne for þ rent of comen
right/and if the lord purchase parcell of the sayd lade
that the rent gothe out of the rent shalbe appozcioned:
except it be an entier rent / as a sperhauke / or a horse/
or suche other that can nat be seuered/ for than the rent
is extinct and gone for euer. Rent charge is where
a man is seased of lades in fee & graunt by poole / dede
or by dede indented. Annuell rent goynge out of the sa-
me landes in fee or in fee tayle / or for terme of lyfe /
with a clause of distresse that is a rent charge / and the
graunt may distrayne for the same rent bycause of the
clause of distresse. But if the graunt purchase parcell
of the sayde landes / wherof the sayde rent gothe out /
the hole rent charge is extynct and gone for euer. for

Shuey,

f. 101

Chiche

The boke

suche a rent charge may nat be appoycyoned / bycause
the lādes come to his owne possession by his owne act
or dede. Rent seeke is wher a man is seased of land in
fee graut / a rent goyng out of þ same without a clause
of distresse / þ is a rent seeke / & it is called a ret seeke / by
cause there is no distresse incident nor belongyng to þ
same. Also if a man by dede indēted make a feoffement
in fee or in fee tayle / the remayndre ouer in fee or for ter
me of lyfe remayner ouer in fee reseruyng to hym cer
tayne rent without any clause of distresse in the same.
That is a rent seeke / & if the graut wey never seased of
the said rent / he is wout remayndre by course of the co
men lawe. There is another maner of rent: þ is nother
rent seruice / rent charge / nor rent seeke / & that is called
rent annuell. And that is / wher as a man grauteth by
his dede / an annuallie of .xx. s. be it more or lass / & char
geth no lāde w the payment of the same. That is a ret
annuell / & it chargeth the person þ graunteth the sayd
rent by a w̄rit of annuite / & insome cause a ret charge
may become an annuell rent / as / a man graute a rent
charge out of his lande w a clause of distresse / þ graut
is at lybertie / wheder he myll distreyne for the rent or
se we a w̄rit of annuite agaynst the graunter. And if he
se we his w̄rit of annuite / the lāde is discharged of any
distresse / & therfore the grautout may make a pūcion
in his graut. s. p̄out so semp / q̄ p̄ resens scriptū nec alt
quid si eo specificatū non aliqualiter se extēdat ad ono
randū personā meā per b̄zeue / vel actionē de annuite /
sed tantūmodo ad onorandū terras / et tenementa p̄es
dicta de annuali redditu p̄dicto. And this p̄rouysse had
the landes be charged and the person discharged.

Of those

of Surveyeng. Fo. xxi.

¶ Of those free tenautes that se we to the courte of þ countie and whoseweth nat / and howe moche falleth to the lordie after the decesse of such tenautes. Cap. xii.

Item inquirendum est de predictis libere tenentibus et q̄ secuntur ad cuius ad comitatu et q̄ non / et quantū accidit dñs post mortē talium liberoꝝ tenentium. It is to be enquired of the fōreſaid free tenautes / which of th̄s shall folowe the court of the countie / whiche nat / & what shall fall vnto the lordie / after the beth of such free tenautes. Me semeth that all maner such tenautes that holde their lande by such seruyce hauing charter lande / ought to folowe the court of the countie / if he be somoned to appere / excepte he haue a speciall graunt by chartour of the kyng to the contrary / and to be sworne in inquyries before the iustyce of peace / iustyce of assise / excheters / coroners / & all other commissioners of the kynges / & bytwene partie and partie as the lawe hath ordyned it / howbeit in some case he shall dispende & haue more landes than in some case / þ is to say / if the damage in plee psonell: as det / trespass / detynue / & such other / be declared vnder the value of xl. markes. Than a freeholder that hath any chart lande / be it more or lesse / may passe bytwene partie and partie. And also he is sufficyent to enquire for the kyng in every byll of indycement offelony / & so is euery constable and freeman / though he haue no lande. But there shal no constable nor freeholder enquire of tyot nor for cyble entrees / without he may dispende. xl. s. clerely. and

The boke

and therfore se the statute of kyng Richard the. ii. 3
kyng Henry the. vii. and also where the damages in
ples psonell be declared. xl. markes or a boue / the fre-
holder must haue lades to the cleare value of. xl. s. And
euery man that shall passe of lyfe and dethe and for ty-
tell of lande / be it neuer so lytell / he must haue landes
to the value of. xl. s. clearely aboue all charges. And in
atteynt / if the thinge in demaunde and verdyte vpon
that gyuen / erteide to the value of. xl. l. or aboue. Tha
euery man of the graunt iury / must haue landes to the
value of. xx. l. of freholde / out of auncient demayne / 3
of landes in Gauelkynde. xx. l. and if it be vnder the
value of. xl. l. than. xl. s. offreholde is sufficient. The sta-
tute reherseth further. Quid et quantum accidit dñs
post mortem talium libere tenentium. What and how
moche falleth to the lord / after the deth of suchefree te-
nauntes / That is and may be / dyuers maners of ren-
tes / customes / & seruyces / As and a tenaunt holde of y
lorde by knyght seruyce decesse / his heynge beyng of ful
age / the lord shall haue for every knyghtes fee that the
tenaunt holdeth of the lord. C. s. of his heynge in the na-
me of relef. For the whiche the lord may distreynge in
euery pcell of that lande / that is so holden of hym / for y
same / of comen right. And if it be vnder a hole knyghtis
fee / as halfe a knyghtes fee / the thirde parte / the fourthe
part / or the. xx. parte more or lasse / the relef shalbe ap-
portionate / accordyng to the same / & shal pay his chefe
rentes (if any be) neuerthelesse. And if the tenuant de-
cessse / his heynge beyng within age of. xxx. yeres / y lord
shall haue the warde and the kepyng of the body / dus-
tyng his nonage / & if he be unmaryed / than his mary-
age to

age to gyue or sell to whome he wyl without dispars-
gement/and whan he cometh of full age / he shall pay
no relefe/and if he be marayed & vnder the age of. xiiii.
yeres/he may refuse and disagre/but howe the garden
or his comyt or graunt shall tende/ and offre mariage
to the warde/and if the warde refuse the offre/ or if the
warde be rauished and of wardes bycause of wardes
and of dispargementes of wardes / and disagremen-
tes after mariage/and of wast done by the garden / or
his comyt or graunte/with mo artycles parneyng
to the same. I remytte all those pointes to men of lawe
that haue knowlege & experiance therof/for it toucheth
nat my mater that I treat of / and if the tenaunt haue
ysse female/aboue the age of. xiiii. yere/beshe mary-
ed or nat marayed / the lord shall nat haue the warde ne
the mariage/bycause the lawe entended that she hath
a husbande or may haue at that age / able to do liche
seruice. But and the heyre female be vnder the age of
xiiii. yeres unmarayed / the lord shall haue bothe the
landes holden of hym and the matpage / tyll she come
to the age of. xiiii. yeres/and two yeres further to ten-
de her mariage in / if she be unmarayed. And at the two
yeres ende / she may entre in to her landes and put out
her garden/and to mary her selfe at her pleasure/but &
she be marayed before the age of. xiiii. yeres in the lyfe of
her auncestry/and than her auncestry dye / the lord shall
haue the warde of the lande to the age of. xiiii. yeres/ &
than her husbande and she may entre and put out the
lord/and if the tenaunt holde of two lordes by knyght
seruice/ of one by priorate/ and of another by posterite
and dye / the lord that the tenaunt holdeth of by

Sutuey.

g. priorate/

The boke

þeroyte I shall haue the warde of the body / be it heþre
male or heþre female / though heþre be. iii. or. lll. Dough
ters / for all they are but one heþre to the landes that be
holden of hym. And the other lordes / of whome the lan
des be holden of by posteroyte / shall haue those landes
holden of hym selfe / and noþyng els. And if the tenaunt
holde landes of one lord by knyght seruyc / and also
holde landes of another lord by soccage and dye / his
heþres beyng within age / the lord of whome the lan
des be holden of by knyght seruyc / shall haue the ward
and mariage of the heþre / and the lades holden of hym
but he shall nat haue the lades holden in soccage / nor þ
lord of whome they be holden of noþer. For those lades
holden in soccage duryng the nonage / shall go to
the next of the blode / to whome the enbertyaunce may
nat discende / wherof he shall make accouþt vnto the
heþre whan he cometh of full age. &c. And if the heþre
be of full age at the decesse of his auncestre / he shal pay
a reþe to every lord that he holdeth any lande of / if te
reþe be due to be payed / by reason of his tenure. But in
case that a tenant holde dyuers manours of dyuers lord
es by knyght seruyc and haue but one parcell of land
holden of the kyng in capite / the kyng shall haue all
the hole landes holden of euery lord / duryng the no
nage: & the mariage of the heþre if he be unmarayed / &
if the heþre be vnder þ age of. xiiii. yere & wyl disagre
to the mariage / than the kyng shall haue the mariage
of hym or her / or the value therof / & the kyng shall paye
no chefe rent duryng the nonage / except it be founde
due to be payed in the offyce of therchetour / and many
other thynges may fall to the lordes / as herryottes &
other

other customes / accordaninge to their origynall dedes /
 and use of the maner . And ye shall understande / that *two man*
there be two maner of herryottes: that is to wytte/ her
ryot seruice and herryot custome. Herryot seruice/ is
where a man hath gyuen landes and tenementes to a
other man and to his heires / to holde of hym and of
his heires/ as before the makyng of the statute. Quia
emptio reg terrarum/ or sythe the makyng of the sayde
statute / to holde of the chese lordes of the fee / by the ser-
uice therof due and of ryght accustomed / reseruinge
to hym certayne rentes/ herryottes/ or any other custo-
me. This is rent seruice & herryot seruice / bycause it
is expressed in his origynall dede. Herryot custome/ is
wher a man hath a lordship / wherin hath ben vsed ty-
me out of mynde / that euery tenaunt that holdeth any
mese place of the lordes / shall gyue his best quicke good
in the name of a herryot to the lordes / & he that hath no
quicke good / shall gyue his best deed good. And in
some place the tenaunt shall gyue for euery mese place
þ he holdeth a herryot / though the houses were lette
downe an hundred yere before þ which mesemeth shuld
be a greate bribery & extorsyon (as I sayde) in the pro-
logue of this treatyse. And therfore/ it is wysdom for
every man to take his house by indenture or by coppel
wherin may be expressed: what rentes/ herryottes/ cus-
tomes/ & seruices the tenaunt shall pay & do/ for a lordes
may abridge and make lesse his custome by wrytyng/
but though he make wrytyng and specifys what rent
he shall pay/ he must saye further/ for all maner rentes/
herryottes/ customes/ & seruices. And in some lordes
shyppe / euery man that dyeth within the same / be he

Survey.

g. it. the lordes

The boke

the lordes tenaunt or nat / shall pay an herryotte . In
so moche that if a straunge man ryde or go by they way
& dye withyn suche a lordshyppe / shall pay an herryot /
the whiche is playne extorcyon and agaynst the com-
men ryght . For bytwene the lordes and hym that dyed
there was no maner of preuyce of bargayne or coup-
naunt / And insome lordshyppe / the lordes shall take his
herryotte before the person or the bycare his mortua-
ry / and in some places the churche before . And that is /
as it hath ben accustomed & vsed tyme out of mynde .
But for the moost parte / the lordes taketh before : bicaus-
se the lordes maketh couenant with his tenaunt in his
lyfe / that he shall haue his best quicke good at his de-
cess / and the mortuary is nat due tyll he be deed / and
the herryotte was couynauanted and graunted before
in his lyfe / and the first bargayne must be obserued &
kept . And also in some places it is parted bytwene the
churche and the lordes / and that is / wher he that is deed
hath no more quicke good / but one horse or one beest /
and than he that hath be vsed to chose first shall haue þ
better parte by one penny / but of deed good / eyther per-
ty shall haue one . But there shall nouther of them take
any deed good / as longe as there is any quicke good /
and in many lordshyppes / it is vsed / that and the te-
naunt leaue his house by his owne wyll / without any
discharge of the lordes / the tenaunt shall pay his best
quicke good to the lordes in the name of an herryot / &
in some lordshippes it is accustomed / that and the tenaunt
departe fro the lordshyp by his owne wyll / he shall ma-
ke a fyne with the lordes for his departyng / and moost
comenly it is . ii . s . 3 it is called a farefee or a farewell .

And suche

And such a tenaunt that gothe at his owne wyl/ shall make all maner of reparacions/ and that tenaunt that is discharged by þ lordes or by his officers/ shall make no reparacions/ except he be discharged for nat doyng reparacions. sc. 

Chiche many customary tenauntes there be/ & howe moche landes euery of the holdeth/ & what werkes and customes they do/ & what the werkes & the customes of euery tenaunt is worth by þ pere/ & howe moch euery of the payeth/ ouer the customes & werkes. sc. Cap. xiii.

Item inqrend est/ de custumaris videlicet quot sunt custumarii/ et quant terre quilibet custumaris teneat/ quas operationes quas consuetudines facit/ & quantu valent opera & consuetudines cuiuslibet custumaris/ p se p annu & quantu redditu de redditu assise p annu paret opera et consuetudines/ et qui possunt talia ad voluntatem dñi/ et qui non. It is to be enquired of customary tenauntes/ þ is to wytte/ how many there be/ & howe moche lande euery tenaunt holdeth/ & what werkes & customes he dothe/ & what the werkes & customes be worth of euery tenaunt by it selfe/ and howe moche tente by the pere/ aboue his werkes and customes he dothe pay/ & which of them may tare their landes at the wyl of the lordes/ and whiche nat. Customary tenauntes/ are those that holde their landes of their lordes by copye of courte role/ after the custome of the maner. And there may be many tenauntes with in the same maner that haue no coppes/ and yet holde be lyke custome and seruycce at the wyl of the lordes.

Sutuep.

g. iii. And

The boke

Empne opinion / it began sone after the cōquest / whan
Wyllyam Conquerour had conquered the realme / he
rewarded all those þ came with hym in his vppage
topall / accordyng to their degré. And to honorable mē
he gaue lordshyppes / maners / lades / and tenementes /
withall the inhabitautes / men & women dwellynge in
the same / to do with thē at their pleasure. And those ho
nozable men thought þ they must nedes haue serua
utes & tenautes / & their landes occupied with tyllage.
Wherfore they pdoned the inhabitautes of their lyues /
and caused them to do all maner of service þ was to be
done / were it never so byle / & caused thē to occupy their
landes & tenementes in tyllage / and toke of them suchē
rentes / customes / & seruyces / as it pleased thē to haue.
And also / toke all their goodes & catell at all tymes at
their pleasure / & called them their bondemen / & syþe
that tymē / many noble men bothe sp̄itituall & tempo
rall of their godly disp̄osycyon / haue made to dyuers
of the sayd bondemen manumissions / & graunted thē
fredome & lyberty / and set to them their landes & ten
ementes to occupy / after dyuers maner of rentes / custo
mes / and seruyces / the whiche is vsed in dyuers places
vnto this day. How be it in some places the bonde mē
contynewe as yet / the whiche mesemeth is the greatest
inconuenient that nowe is suffred by the lawe. That is
to haue any christen man bōden to another / & to haue
the rule of his body / landes and goodes / that his wyfe
chylđen and seruautes haue laboured / for all their
lyfe tymē / to be so taken / lyke as & it were extorsyon or
bribery. And many tymes by colour therof / there be
many fre men taken as bonde men / and their landes

Bondmen

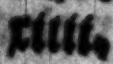
and

and goodes taken fro them : so that they shall nat be
able to sue for remedy / to prote them selfe fre of blode :
And that is moost commely / where the fre men ha-
ue the same name as the bonde men haue : or that his
auncesters of whome he is comen / was manumised
before his byzthe. In such cause there can nat be to
great a punysshement / for as me semeth / there shulde
no man be bounde but to god / and to his kyng and
prince ouer hym. *Muta deus non facit exceptionem personarum.* For god maketh no exceptyon of any
person. Wherfore it were a charitable dede / to euery
noble man bothe spirituall and temporal / to do as they
wolde be done by / and that is to manumise them that
be bonde and to make them free of body and blode / re-
seruynge to them their rentes / customes / and seruyces
of olde tyme due and accustomed / wherin they maye
get the prayers of the partie and remissyon of their
offences / as in the gospell. *Eadem mensura qua mensura
sueritis remisietur vobis.* The same measure that ye
do mete to other men / shall be metten to you. In many
lordshypes / there is a customary roole byt wene the
lordes and their tenauntes / and it ought to be inden-
ted / one parte to remayne in the lordes keppynge / the
other parte with the tenauntes / and bpuers trewe co-
pies to be made of the same / that the rentes and custo-
mes ronne nat out of remembraunce. And also a suyte
rooll / to calle all those by name that oweþ any suyte
to the lordes court / and than shall there be no counse-
lment of the sutors / but that the stewarde maye knowe
who is nat thereland if any sutor decesse / the name
of his next heire wolde be entred in to the same roolle /

an en-

The boke

an inquiry made and presented what he holde of the
lorde / & by what tenures / customes / and seruice of euery
parcell by it selfe / & who is his nexte heire and of what
age he is of / & this truely done & entred in to the roole / it
wolde be a conueyance of dissent in maner of a pere
degree / & profitable to the lordes / & also to the tenantes /
causa patet. The name of euery tenaunt must be put
in the roole / & his mese place to be butted & bouded / as
it lieth in length and bredeth / and bpt wene whome / And
also / his landes / medowes / leys & pastures / lykewyse
butted & bouded / that it maye be knowen many peres
after who dwelled there: & what landes / medowes / and
pastures / laye to the same at that tyme. And what war
kes & customes the tenaunt dothe for euery parcell / &
what the warkes & customes be worth in a pere / and
howe moche tent the tenaunt doth pay for euery parcel
besyde the customes & warkes / to the entent that if any
parcell of lande / medowe or pasture be attende / solde /
or chaunged / or put from one tenaunt to another / The
lorde and his baylye maye knowe what rentes / custo
mes / and warkes / he shall aske & haue of the occupier
for euery parcell. And it is the most speciall poynt that
longeth to a surueyout / to butte & bounde truely euery
parcell by it selfe / and to knowe what rentes / warkes /
customes / and seruyces / goth out of the same / for than
may he make a true rentall or customarype roole / and
put all thynges in a certentie. 

¶ Of cotynges what cotages & cuttyngages they holde
& by what seruyce / and howe moche tent they pape by
the pere. &c. Cap. 

Item inquirendū est/ de cotazelles / que cotazis
et curtilagia teneant/ et per quod seruicē / & quan-
tum reddant per annum/ pro predict cotazis et curtila-
gias Also it is to be enquired of Cotagers/ what co-
tages and curtilages they holde/ & by what serupce: &
what they yelde by the yere for the foresayd cotages &
curtilages. This chapter and the next present/ be both
of one effecte/ but that it is to presume/ that they is nat
so moche rentes/ herryottes/ customes/ and seruyces to
be payed and done for a cotage/ as there is for a mese
place or a better tenement/ but it may be lyke custome
and seruyce. 

COf perquesytes or profytes of countees/ of cour-
tes/ and of forestes/ what they be worthe
by the yere. sc. Cap. xv.

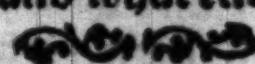
Item inquirendū est/ de perquesitis commita-
tuum curf forestariorum cum expeditamentis
canum et quantum valent per annum in oibug eritibz.
Also it is to be enquired/ of the perquesytes and profy-
tes of the countees / of the courtes/ and of the forestes / &
the cuttyng of the dogges cleysse / & howe moche they
be worthe by the yere in all the issues & profytes. This
chappyter toucheth nat the offyce of a Surveyour but
lytell/ for the issues and profytes of the countees/ lessy-
ons and assises/ are most comenly the kynges / & they
be kept and ordayned by the sheryf and the iustyses of
peace/ that be ordayned and put in commyssion by the
kyng and his counsayle / and the issues and profytes
of them are estrepted by the sayd iustyses / and retur-
ned

The boke

ned in to the kyng's escheker / & they they rest of recordel
the which afterward is estreyted agayne / and sende
downe to the sherrifffes of euery countie to leuy & gader
by the same / & therof to make an accōpte in the sayde
escheker / & it is called grene ware. And the courtes of
the forrestes be ordayned & kept by the iustices of the fo-
restes & their deputies / & the issues & profytes therof / by
which cometh most comenly by fynes and mercymen-
tes are nat estreyted in to the escheker / but made out
by the stewarde to the baylyes & other offycers of them
that owe the forrest. And thereto mesemeth / the Surs-
ueour may lyt with the iustices of the forrestes to one
thyng specially / and that is this / that no towne shyppe
nor hamell entre comen w[i]th the forrestes / chases / wast /
heythes / mozes / & suche other great commens / but all
onely suche that of ryght ought to haue comen within
the same. Wherfore it wolde be ordayned / that euery
towne shyppe and hamell that ought to haue any suche
commen in any forrestes / chases / wast / mozes / heythes /
and suche other great commens : where dypuers towne
shyppes & hamels entre comen togither. Euery towne
shyppe and hamell ought to haue a dypuers brennyng
yron and euery beest / horse / mare / and colte that is put
vpon the comen / ought to be brenned in some parte of
his body with the said yron / and than shall euery beest
be knownen of what towne shyppe he is. And that were
a greate redynesse to the kepers / and also a greate sau-
garde for stealyng of the catell. And than may the ke-
pers / regarders / goysters / and other offycers of su-
ch[e] forrest and chases / haue parfyte knowledge what
towne shyppe the catell is of. And if any of these sayde
officers

officers fynde any maner of catell hauyng no suche
brenne / they maye attache them and cease theym as
strepes / & put them in sauergarde to the lordes hse / tyll
they be yered and dyed. And they ought to aske them
thre sondayes in thre o^r fourt paryll the churches /
and also c^rype them thre tymes in thre the nexte market
townes. And if no man come within the yere and the
day / and to make sufficient proue that the catell is his
than it is forsayte to the lordes as a strep / & in lyke ma-
ner the l^rayne and shepe of euery towne shyp & hamell /
ought to be pytched with the sayd brennyng yron / o^r
suche another lyke the same / but as for all other poynt^s
gartycles touchyng the forestes / the Surveyour hath
lytell to do. Wherfore I remyt all other artycles to the
lytynes of the forestes and to their deputies to execute
their office / and ye shall knowe that no man shall haue
a forest of right but y^r kyng / except he o^r his auncesters
haue had a specyall graunt therof by chart^r / of the kyng
and his progenitours in tymes past / and so vsed. &c.

Surveyor

¶ Of churches that belongeto the gyfte of the lordes
howe many there be / and where they be / and what eu-
ry churche is worth. &c. Cap. xvi. 

Item inquend est / de ecclesiis / q^ui pertinent ad
donationem dñi / quoc sūt / et ubi / et quantū ba-
lent / et quātum q^ulibet eccl^{ia} valet p^{re} se per annū / scđm
berā estimationem illius. It is to be enquired of all
the churches þ^r belongeto the lordes gyfte / how many
they be / where they be / & what they be worth / & what
euery churche is worth by it selfe by the yere / after the
true

The boke

true estymacion of the same. The letter of this chapter
is very playne and nedeth nat moche declaracion
further than is spoken of but alonely in one thyngel &
that is thus oft tymes he that hath right to present to
a churche at one tyme / hath nat right to present to the
sayd churche at the nerte tyme. And that is where any
sole patron of a churche hath issue / two / thre / or four
doughters and decesse / so that the right of patronage
of the sayd churche discendeth to all the said doughters.
Whan the church is boyde they shall present by tourne
the eldest doughter first : than the seconde at the nerte
auordance than the. iii. and so forthe / till they haue
presented ones over / and than to begyn agayne at the
eldest doughter / excepte they make any other peticyon
among them selfe by agreement. And than must euery
one of them present by their tourne / accordyng to their
peticion / as it cometh about. And so must þ Surveyor
make his boke / accordyng to the ryght of þ presen-
tacion / as euery tyme / seconde tyme / thirde tyme / or
fourth tyme / and so forthe. Also what lordes or Gentyl
men haue their tourneyse with them in the same benefy-
ce / and whiche of them presented last / & who shall haue
next / & who than / till they haue gone about / & in what
towne it is / and in what shyre and dyocise it is / & what
euery benefyce is worth by it selfe by the vere / as it
can be estymate.

What the herryottes be worth / the fees / exche-
ters / customes / scrupces / & forrepne warkes / the plees /
perquesites of the courtes / fynes / reliefs / and all other
thynges þ may fall to the lord by the vere. Cap. xvi.

Inquitendum

Item 5. An
Inchor full
be made
with the
Loyd of you-
no man
falling to
resydencie.

of Sucueyng. Fo. xxviii.

Tantum quoniam est quantum valent herriotta in dñe
lascarta consuetudies / & letunc & operaciones / so-
cinstie / et quantum valent placita / et piquesita fines / & te-
luta / et oia alta q̄ accidere possit p annū in omnibus.
It is to be enquired / what be the value of herriottes /
feyzes / excheters / customes / leuycegs / & fozeugne warkegs
& what the plcs be worth / & the perquesytes or profy-
tes of the countes / synges / celefes / & all other things may
fall by the yere in all. This chapiter gothe in a genera-
lytie and is lyke as whan an auditour hath cast all the
mynstrie and particuler accomptes of euery baylpe or
reue & other accomptance / & hath made his boke par-
sye of all the particuler / wherupon the whole charge
resteth. Than whan the lordde wolde knowe what the
tent is of all his hole lades / & also of euery particuler par-
cell by it selfe / it were to longe a processe to shewe hym
all the said mynstrie and particuler accomptes / & though he
be wylde / he shalde nat knowe the grosse summe of his ren-
tes / synges / herriottes / excheters / piquesytes / & such other /
euery of them by hym selfe. Wherfore he wylle cause his
auditour to make a value in manner of a iudgement of
all the said mynstrie accomptes / & first to knowe the hole
charge of all the particuler / what they be at the firste
lyght / in the somes totall. Than to deuyde the somes
totall in divers pcels / as the chefe rentes of the frehol-
dets by them selfe / the rentes of customary tenauntes
by them selfe tenauntes by indutrie / or tenauntes at the
lordes wylle by the selfe / so þ he may make a grosse some
of euery maner of ret / so that one rent may be knowne
from another. But than must þ auditour haue good &
parlyte informacion / oþ els he can nat do it / and that in
lesd) Sucuey.

formacion must come by the surueyout & the baylypes/ for they ought to knowe one maner of rent from another and therefore their rentales wolde be made a coz dynge/ also the perquesytes of the courtes by the selfe. And those must be in lyke maner deuyded i as þ plees by them selfe/ the mercementes for comen trespase by them selfe/ fines by them selfe/ heriottes by them selfe/ exches by them selfe/ and so of relefes/ foyres/ matkettes/ and all other casualties/ euery of them by them selfe/ and ought to be presented in the courte by them selfe. And therof to be made an estreyn to the bayly or reue to gader by/ and brought in to the accompt to the auditour/ the whiche he may deuyde in makynge of his value/ if the acceptance bring hym perfyte rentals and courte roles and matels. but if they do mat at the first tyme/ he must cheke and enforme them howe they shulde make them perfyte. Also customes/seruyses/ and warkes be ofte tyme done by bodily seruyses and warkes/ and than they be mat to be stempted for/ but yet mencyon wolde be made in the accompte therof. And many tymes such maner of customes/seruyses/ and warkes be tourned in to money: And than it commenly gothe with the rentes/ and the bayly or reue is charged therewith. And this chappeter reherseth further. Et omnia alia que acciderit possit per annum in omnibus. And of all other thynges that maye fall to the lordes/ what they be worth by the pere. And those maye be taken as mynes of tyne/ leed/ ore/ cole/ pyron/ stonne/ frestone/ mylne stones/ gryndell stones/ lyme/ stonne/ chalke/ furlers/ erthe/ sande/ cley/ gtauell/ hzo/ me/ goze or fyres/ marle/ turves/ thornes/ woodes/ bull

These / beþ the iſtrine oþ braken / and ſuiche other / iſ there
 be any news founde / ſought to be put in a rentall to
 a certentie / or elſe to be put in accompte by way of ap-
 prument. And than thauditour may deuyde the ca-
 ſualties from the certenties / and to make a groſe ſomme
 of them alſ. And yet may the value of euery thynge ap-
 pete and be knowen / howe moche it is by it ſelue. And
 than muſt there be deduct out of the ſayd groſe ſomme
 all maner of out rentes and oþdynary charges: as bay-
 lyes fees / reparacyon and ſuiche other / and than to ma-
 ke a cleare groſe ſomme of euery pete by hym ſelue. And
 bycause ofte tymes moꝝ caſualties falle oþ come to the
 iorðe moꝝ in one pete than in another. Therfore it is
 conuenient that the cleare groſe ſommes of fyue oþ ſixe
 petes oþ moꝝ / wilde be caſt togþther in one groſe ſome
 and to deuyde that ſomme in as many partes as there
 was petes caſt togþder / and than the cleare value of
 one pete wil be comenly about that ſomme ~~as~~
 so deuyded. And thus endeth the brefe de-
 claracion of this ſtatute ~~Extent~~ ~~on~~ ~~on~~ ~~on~~
 manerit. ~~Ex~~ ~~on~~ ~~on~~ ~~on~~

Explicit.

**Of dyuers maners of talyng
 and doynge of homage and fe-
 altie. Cap. xviii.**



So moche I haue shewed
dyuers diversites of tenures/ & also
dyuers maners of makynge of co-
ppes/ & the othes of the officers of þ
court/ though they be nat expressed
in the statut. Me semeth also it wyl
conuenient to shewe the dyuersites

Loyalty
¶ maners of takynge and dognge of homage and fealtie.
And ye shall understande/ that homage is the most ho-
norabla seruyce & the most huble seruyce of reuerence/
that a free man may do to his lord. For whan the te-
naunt shall do homage to his chefe lord/ of whome he
holdeth his chefe maner or maner place/ by knyght ser-
uyce and priorite/ he shalbe bngtde and his heed bu-
coured/ and the lord shall syt & the tenaunt shall knele
before hym on bothe his knees/ and shall holde his han-
des stretched out to gdet byt wene the lordes handes/
and shall say thus. I become your man from this day
forward/ of life and of membre/ & of worldely honouer/
And to you shall be faychfull and lowly and shal beare
sayche to you/ for the landes and tenementes the whiche
I holde of you/ sauyng the fayth that I owe to our so-
ueraigne lord the king/ & my other lord. And þ lord
so sytting shall kyse his tenaunt/ the whiche is a signe
of perfyte loue. And why saythe the tenaunt of lyfe and
of membre/ and of all worldely honouer? Bycause he
holdeth his landes of his lord by knyght seruyce/ and
also by priorite/ for and he holde other landes of ano-
ther lord by knyght seruyce and posteriorite/ he shall
nat saye to hym of lyfe and of membre/ for though he
be bounde to hym by reason of his tenures of knyght
seruyce/

seruycello go to bataile with his lordes / & to put his seruantes
and mēbris in jeopardy with his lordes : yet can he nat
go with them bothe / And therfore shal he go to batayle
with that lordes that he holdeth his landes of priorite .
And bycause therof / if any suche tenant dñe / his heire
beyng within age / the lordes shall haue the keppinge
of his body / and the profyte of those landes that be hol-
den of hym / durynge the nonage / & also the mariage of
hym . Wherfore it is to be presupposed / þ the lordes wyll
be more louynge & kynde to hym / than any other of his
frendes wolde be . Seyng / than whan he cometh of ful
age / he shall put his lyfe in jeopardy for his lordes / the
which byndeth the lordes by reason the rather to do for
hym / whan he is nat able to helpe hym selfe . Where as
his frendes may fortune cared nat for hym / and hadde
leuer / another had the lande than he .



¶ And if an abbot or a prior / or any other man or wo-
man of religiōn shuld do homage / they shall say I be-
come your man . &c . bycause they be all onely p̄fessed
to god to be his men and women / and to none other .
And therfore they shall knele and holde their hādes as
the other dyd / and say thus . I do to you homage & to
you shalbe faythfull and lowly / for the landes and te-
nements the which I holde of you / sauyng the fayth
that I owe to our souerayne lord the kyng . &c .

¶ And yf a woman sole shulde do homage / she shall
nat say / I become your woman / for it is nat conueny-
ent that a woman shulde become woman to any other
man than to her husbande / whan she is marayd . And
therfore she shall say as the religiōus men and wo-
men dothe

when bothe I do to you homage. &c.

¶ And if a wooman couert with baron shall do homa-
ge/ they shall knele before þe lord both/ & the lord shall
take bothe their handes bytwene his handes/ & the hus-
bande shall speke al the wordes/ as thus. We to you do
homage/ and faythe to you we shall beare for the lan-
des that we holde of you/ sauyng the faith that we owe
to our souerayne lord the kyng his heires/ and to our
other lordes/ and they bothe shall kyse the lord. &c.

¶ And in case a man shulde do homage to his lord/ &
the lord graunte his homage and seruyce to another
man. Nowe shall the tenaunt do his homage & seruyce
to the graunter/ after this maner. I become your man
fro this day for the/ & to you shalbe faithfull and lowly
for the landes and tenementes that I helde of Al. B.
your grauntour/ in the townes of C. D. the whiche to
you he hathe graunted my homage and seruyce in the
sayd townes/ sauyng the faythe that I owe to our so-
ueraigne lord the kynge/ and my other lordes. &c.

¶ And knowe you/ that one lord may haue done to
hym dyuers homages of dyuers tenautes/ for one ma-
ner of lande. But one tenaunt shall do but ones homage
for one maner of lande/ for though the lord dye/ his
heire or his assigne/ if he sell it or graunt it a way/ they
do represent the lordes estate. But & the tenaunt haue
done his homage to his lord/ & after the maner/ wher-
of the tenaunt holdeth his landes is recovered against
þe lord. Nowe shall the tenant do his homage agayne
to hym

to hym that recovered the manere / for he cometh nat in
by the lord / but by force of the recouere / the which pro
ueth the firste homage to be boyde / for it was done to
him that had no right to take it. *¶*

¶ Also ye shall knowe / that a man may distreyne his
tenautes catell for homage by course of þ comen lawe
and also for reelefe. And though a man haue payed his
relefe / yet he shall do homage and feaultie. Also ye shall
understaide / that no man shall do homage / but he that
 hath a state of enbertyaunce in fee symplic or in fee tayle
in his owne right or in his wpues / for tenautes for
terme of lyfe / tenautes by the courtesye / nor tenaunt in
power / shall do no homage / nor take no homage. *¶*

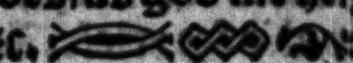
*W^ho or w^ho do
homage.*

¶ And if a man holde landes of the kynge in chfese / &
haue yssue thre or four doughters & dyc / all the dough
ters shall do homage to the kynge. And if the landes
be holden of another lord / the eldest doughter shall
do homage for all / and also the seruyses / and the other
doughters shall be contributories / & beare euery one
of them their porcyon of the same. *¶*

¶ And whan a fre man shall do feaultie to his lord /
he shall lay his hande vpon the boke / & shall saye thus.
Here you my lord þ I w. D. D. E. to this day forþ /
to you shal be faythfull and lowly / & fayth to you shal
beare for the landes & tenementes / þ I clayme to holde
of you / and loyally shall do & pay the rentes / customes /
& seruyses / that I ought to do at the termes assygned /
as god me helpe and all sayntes / & thankyse the boke.

Whan a

The boke

CWhan a billyayne shall do fealtie to his lordes/he sha
lēp his hande vpon the boke and say thus. Here you
my lordes R. that I w. de C. fro thus day forthe to you
shalbe faythfull and lowly / and to you shall do all the
customes and seruyces that I ought to do to you / for
the lades that I holde of you in bryllenage / and I sha
be iustifysable of body and of goodes/ as god me helpe
and his sayntes / and than kyse. &c. 

CWhan a billyayne that holdeth no landes of h lord
shall do fealtie/ he shall lep his hande vpon the boke
say thus. Here you my lordes S. that I. w. S. fro thi
day forth to you shalbe faythfull and lowly / & I shalbe
iustifysable to you of body & of goodes/ as god me helpe
and his sayntes / and kyse the boke. &c. 

CWhata Surveyour shulde do.
Cap. xii.

Come this statute is brenely declared /
wolde be understande / howe a lordeshe
or a manershuide be surveyed & bew
butted and bounded on every parte/ tha
it may be knownen for euer / whose euer
parcell therof was/ at the makynge of this boke / and
it may serue as well to saue the inherytance of the lo
des/ as every ste holder by charet / coppe holder /
customary holder / and to knowe every mans land
as it lieth to his house one from another/ so that it may
be knownen an hundred yeres after and for euer / what
maner of landes/ and how many acres every man ha
to his

to his house at that tymme / and where they lyeth. The name of a surveyour is a frenche name / and is as mo-
che to say in Englyssh / as an ouerseer / Then it wolde
be knownen / howe a surveyour shulde ouerse or survey
a towne or a lordshyppe / as and the ctye of London
shulde be surveyed. The surveyour may nat stande at
Hypgate nor at Shotershyll / nor yet at the Blackbeth
nor suche other places / and ouer loke the ctye on eue-
ry syde. For and he do / he shall nat se the goodly stres-
tes / the fayre buyldynge / nor the great substance of
rychesse conteyned in them / for than he may be called a
discepuer / and nat a surveyer : & in lykewyse if a man
shall benu a close or a pasture / he may nat loke ouer the
hedge and go his way / but he must outhir ryde or go
ouer / and se every parcell therof / and to knowe howe
many acres it contyneth / and how moche therof was
medowe grounde / howe moche pasture grounde / how
moche wode grounde or bushe grounde / by the lyng /
or suche other / and what an acre of medowe grounde
is worth / and what an acre of pasture / & what an acre
of the wode grounde or bushe / & suche other be worth.
And what maner of catell it is best for / and howe ma-
ny catell it wyl grasse or fynde by the yere / and what a
beastes grasse is worth by the yere in such a pasture /
or els he can nat set a true value what it is worth. And
therfore a Surveyour must be diligent and laborous
and nat slouthfull and rechelesse / for & he be / he is nat
worthy to haue his fee or wages / and may fortune to
make an unperfite boke. And if he so do / it is to his sh-
ame and rebuke / and great jeopardie to his soule to ma-
ke a false presydent. Wherfore it is conuenyent to re-
Survey.

The boke

membrē the sayenge of the wylc philosopher. Abhysbe
cutam/that is to say/take heve to thy charge/ & so if he
shulde viue a citie or oþ a towne/he must begyn at a cer-
tayne place/ as and it were at the d̄ra we b̄ridge of Lon-
don b̄ridge on the Eest syde / & there to make his tyte-
lynge where he beginneth / and to shewme who is lord
of the house next vnto the said b̄ridge/ & who is tenaunt.
And if he be a free holder/ what chefe rent it payeth to
the lordes/customes oþ other seruices. and if it be no free
holde/ than þ rent nedeth nat to be spoken of but at his
pleasure/ for it may ryse & fall / and howe many foote in
brede and howe many in length. Then to the seconde
house on þ same Eest syde in like maner/ & so to peruse
fr̄o house to house/tyll he come to saint Magnus chur-
che. And than returne agayne to the said d̄ra we b̄ridge
on the West syde/ & there begyn at the house next to the
sayd b̄ridge/ and so to peruse fr̄o house to house/tyll he
come to the corner next Temmes strete/ & than he may
chose wheder he wyl folowe the southe syde of the said
Temmes strete Westwarde & Eestwarde / tyll he haue
perused the hole parisshe. And if there be any maner of
gardenes/entrees oþ aleys / oþ other dwellyng places
with in for the / they may nat be ouer skipped/ for gotten/
nor laft out/but taken by the way: Howe moche euery
garden is/ how longe euery aleys & entre is/ & howe ma-
ny dwellyng places be therin/ & whose they be/ & howe
many cellars oþ tauernes there be/ & how many footes
euery one of them be in length and b̄rede. And so to go
from parisshe to parisshe/ tyll he haue viewed þ eycle/
& euery strete & lane wolde be remembred what length
and b̄ede they be of. And also euery churche & churche
parson

parde/ & other boyde places / the whiche wolde aske a
great leysar / but yet it is posyble to be done.

Chowe a man shulde bieu / but and bounde / the ma-
net and the towneshyppe. Cap. xx. 

Cthe towne of Dale.

She bieu of the maner of Dale taken the
tenth day of Maye / the .xxiiii. yere of the
raigne of kyng Henry the .viii. by J. B.
generall Surveyour to the ryght hono; a
ble lord. C. D. lord of the same & by his
commaundement / & also by the othes of C. f. G. H. &
many other tenaçes of the same / as hereafter ensueth.

Cthe cyttie of the maner of Dale standeth & lyeth by
twene the kynges hys way leadyng from the towne of
A. vnto y towne of B. on the southe part / & the churche
yard of the same towne of Dale on the Eest syde / and
the comen felde of the same towne called y northe felde
on the northe parte. And the tenement or mese place of
Johfi Coke on the west part / & conteyneth .xx. perches
in brede & .xx. pches & four fote in length / euery per-
che .vii. fote & a halfe. Wherupon is set y maner place
sufficiently buylde / wth two crosse chābres of stone / of
bricke / or tymbre / withall maner of houses of offyce
within forthe / & two barnes & an ore house / a hev house
and a stable / a garden & an orcharde. And if it be mos-
ted about / expresse how moche houysing standeth with
in the mote / and howe moche without / and with what
Survey. i.ii. maner

The boke

maner of coverynge the houses be covered. The whiche
maner with the demeynes/lades/medowes/leyse/and
pastures be now in the holding & occupacion of C. S.
and payeth by the yere i at fourte termes or two tymes
there bled. s. ac. by ewyn porcions. vi. li. xiiii. s. llii. v.

CThe cytie of the personage standeth and lyeth by-
twene the sayde hyway on the southe parte & the sayd
churche on the West parte / and the sayd no[n]the felde
on the no[n]the parte / and the tenementes of J. C. on the
Eest parte. And the said person hath a croft lyeng by
twene the sayd no[n]the felde and the sayde churche yarde
on the southe parte. And the sayd cytie and croft cōtey-
neth. x. perches on the southe syde / and. xiiii. perches
on the no[n]the syde / and. xxx. perches in lengeth on the
Eest syde / and. xvi. perches & a halfe on the West syde.
And the mancyon place and the houses therunto be-
longyng / be nowe ruynous / and one sir S. B. is
nowe person there / and had it of the gyfte of the lordes
to whome the gyfte belongeth euery thirde tyme and
to y. f. the next tyme / and C. D. the thirde turne and
so as ofte as it falleth. And the sayd S. B. occupeth
the said personage him selfe / withall the glebe landes/
medowes/tythes / and all other frutes / and is worthe
by the yere. xx. li. And in lyke maner of a bycarage / &
than must ye shewe who is persone / the whiche moost
commenly is a spirytuall man. 

CJ. B. holdeth a mese place frely of the lordes by char-
ter / with dyuers landes / medowes / and pastures be-
longyng to the same. The whiche mese place lyeth
bptwene

bitwene the sayde byway / and the sayd moxthe felde
as is before sayd / and the sayd personage on the West,
syde / and the tenement or mese place of S. G. on the
Cest parte / and conteyneth .xii. perches on the southe
ende in b̄ede .x. xii. perches and fourte fote in length
and .xvi. perches in b̄ede on the northe ende. & he hol-
deth the said mese with all that length thereto: of þ said
lorde by homage / fealte / & .ii. s. by the pere / and halfe a
pounde of peper / & sute of court from thre wekes to thre
wekes / & to the two great leteres / And this he maye ex-
passe the scrupce of the rent / if he maye haue perfyte
knowlege by þ lordes p̄ledens or by originall dedes.

S. G. holdeth a mese place with the appurtenaunce
of the sayde lord at his wyl / or by indenture or coppe
and it lyeth bitwene the sayd byway / and the northe
felde and the forysaid mese place of S. G. on the West
syde / and the felde called Cest felde on the Cest syde /
conteyneth .xi. perches and sixe fote in b̄ede and .xviii.
perches at ten fote in length / And payeth vnto the lord
at the termes there b̄uckles .xvi. s. sute of court / two he-
nes / and an herriot at his discesse .x. s. .ii. d. .ii. s. .ii. d.

G. D. holdeth a cottage of the lord by copy / & stan-
deth bitwene the sayd byway on the northe syde / and
the townfelde called the southe felde on the southe pte
and the sayde Cest felde on the Cest syde / And a mese
place of the p̄t tour of 18. on the West syde and it conteyn-
eth by the byway sixe perches / and at the south ende
sewyn perches and eyght fote / and on other syde .xi.
perches / and payeth by the pere at the sayde termes
twentie pens / sute of court and one henrie.

Suruey.

i.iii.

The

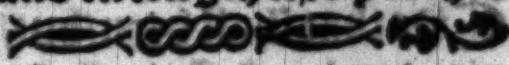
The boke

Concerning the towne of B. holdeth a mese place and a croft wth the appurtenance of the lordes ffe-
lpe in pure almes / and it lyeth byewene the sayde cor-
tage in the buyldyng of B. on the Cest syde / and a
mese place of the lordes / in the holdyng of T. S. on
the west / and buttis upon the sayde hys way on the said
southe felde / and conteyneth in brede by the sayde hys
way xijij. perches / and in length twentie perches /
and at the southe ende twelue perches in brede / and
payeth to the lordes halfe a pound of peper for all ma-
ner of seruice . &c.

CT. S. holdeth a mese place of the lordes by inden-
ture / and it lyeth byewene the sayd tenement of the p-
ous on the Cest syde / and another bywaye that leyd-
eth ou gothe fro the sayde thurthe ou personage /
unto the towne of . . . on the West syde / and byewene the
sayde hys waye on the north syde / and the tenement
of the lordes in the holdyng of B. L. on the South syde /
and it conteyneth .x. perches euery way / & payeth
by the yere . &c. supte of court and hertpotte. Also the
sayde S. C. holdeth of the lordes an horse mylne / nexte
adjoyning to his sayde mese and the tenement of B. L.
and is conteyned bothe in length and brede within the
sayde .x. perches. Wherof the lordes shall fynde all the
great tymbre and byngye it to the mylne / and the myl-
ner shall make all the coste / bothe of the house and the
goyng geyre . And also he shall bothe thacke & daube
at his owne coste and charge / and payeth for the same
at the sayde tenement sixe shillynge / two hennes at chyl-
dren mas / and two capons at Pasche .

B. L.

C19. **M.** holdeth a tenement of the lord / and it lyeth
byt wene the sayde hōse myne on the noȝthe syde / and
the sayde southe felde on the southe syde / and buttis
vpon the sayd hƿay that leadeth to . ȝ. on the West /
and the croft of the sayd priours on the Eest / and con-
teyneth .xxi. perches and .x. fote in b̄ede by the hƿay /
and .iiii. perches in length to the sayd croft / and payeth
at the tēmes aforesayd .x. s. two hennes at Ch̄ristmas
and luyte .x. c. 

C20. **M.** holdeth a cotage of the lord at his w̄ill / and
it lyeth byt wene the sayd way that leadeth to . ȝ. on the
Eest syde / and a croft of .iiii. ȝ. on the West syde / and a
felde called southe felde on the southe syde / and the ter-
nement of .iiii. ȝ. of the noȝthe / and it cōteyneth in b̄ede
by the hƿay four perches / and in length sixe perches
and a halfe / and payeth .x. c. 

C21. **X.** holdeth a tenement & a crofte called the swan
fryly by chāter / and they lye vpon the corner byt wene
the sayde two hƿayes / on the noȝthe and Eest / and a
tenement of the lordes / in the holdynge of W. C. and a
medow called West medowe on the West syde / and a
cotage in the holdynge of P. M. and southe felde on
the southe syde. And it conteyneth in it selfe .viiii. per-
ches square / and the crofte conteyneth .xiiii. perches in
length and sixe in b̄ede / wherin be syue buttis / of the
whiche one but is the sayde priour of W. that is to saye
next vnto the hedge on the West syde except one / and he
holdeth the sayde tenement of the lord by homage / fe-
auilie / and a spetbāke for all maner of serupe.

W. C.

Ch. C. holdeth a tenement of þ lord þyng þt wene
the said tenement of R. G. on the Eest syde/ and the me-
dowes called West medowe on the West and Southe/
and the sayde way that leadeth from Al vnto B on the
nordis syde a contyneth. xiiii. perches in brede/ & xvi.
in length/ and payeth. 3c. supte of court & herryot. 3c.

Ch. C. holdeth a tenement of the lord þ/ and it lyeth by
twene the sayde maner place on the Eest syde/ and the
West medowe on the west syde/ and the norþe felde on
the north syde/ and the sayd way that leadeth fro Al. to
B. on the southe syde/ and cōtyneth by the way scwyn
perches and in length. x. perches/ and payeth at the ter-
mes accustomed. xii. s. vi. d. two hennies at Christmas
supte of court/ and herryotte at his decesse. 3c.

Cho that shall vew/ but/ and bounde landes or tenem-
entes/ by Eest West Norþe and Southe. It is ne-
cessary that he haue a Wyall with hym / for els and the
sonne shynen nat / he shall nat haue perfyte knowlege /
which is Eest West Norþe and Southe. For many
tymes/ the landes or medowes do nat lye alway euyn
Eest or West norþe or southe / but sōtyme more of one
parte than of another. Is Southe Eest or southe west/
norþe Eest or norþe West / & some two partes of the
one & but the thyrdre parte of the other / as north north
Eest, norþe norþe West / Eest norþe Eest / and Eest
southe Eest southe southe Eest / & southe southe west / &
West southe West / & West norþe West. But it nedeth
nat to a suruetour to take so narowe a diversite/ but to
but it bpon the most yte as it lyeth/ & than must þ diall
gþue

ggiue him p[er]fite knowlege howe it lyeth / & so must he t[ell] it in his boke / as shall appere hereafter / & he must lade in the mydd[le] of y flat whan he shall butte truely.

Chowe a man shulde butte and bounde
the fyldes. Cap. xxx.

Cthe northe felde vpon Dale furlonge.

DHe northe felde lyeth on y northe syde of
thetowne / and begynneth at the crosse at
a furlonge called Dale furlonge / the whi-
che furlonge conteyneth. xxx. landes and
two heed landes / and they but on northe
and southe / wherof the southe endes butteth vpon the
hall orcharde & vpon the croste of J. C. & the northe en-
des but vpon Ryhyll. Than to begyn on the Est syde
next to the hye way that leadeth to A. the person hathe
two landes / the lord[er] thre landes. J. B. one lande. S.
G. two landes / the lord[er] foure landes / the p[ri]v[ate]our two
landes / the person one lande. R. E. two landes. W. C.
one lande. H. L. one lande. T. S. two landes / the p[ri]v[ate]ou-
r thre landes / the lord[er] two landes. G. H. one lande
the person one lande / the lord[er] two landes nexte to the
West syde / and the heed lande nexte to the hall orcharde
and the other heed lande is the persons nexte rye hyll.
and if the husbandes haue perfyte knowlege whiche
is a rodde & whiche is an halfe acre / than it were better
to say the lord[er] hath an acre / conteynyng thre landes
are made in foure or fyue landes / and J. C. halfe acre
made in two landes / and T. S. a rodde in one lande
and if it be lasse than a rodde / than call it a butte. howe
be it

be it a man may perceyue and know if any man make
two landes of one lande / or of one lande make two lan-
des / bycause of the certayne nombre of euery flatte.

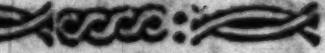
¶ Ban furlonge lyeth next to the same / and cōtēyneth
xxiiij. landes / and one hadlāde at the ouer endes / & they
lye East and West / and but vpon Dale furlong / at the
neder endes / & on the south syde next the ysons crofte.
The person hath thre landes / the priour one lande I.
C. two landes the lordē fourē landes I. B. two landes
T. S. two landes. H. L. one lande G. H. one lande f
G. one lande. R. E. thre landes the priour two landes.
P. M. one lande / the lordē hath the hadlandes.

Whethyll furlonge / lyeth next to the same hadlades
and it conteyneth. xxxvi. landes / & thre gores fother or
pyke / and they be all one thyng / & be called so / bycause
they be brode in the one ende and a sharpe pyke in the
other ende / & they be alway shorster than the other lon-
des / and they but vpon the sayd hadlande of the lande
at the west ende / & vpon depeslyche at the East ende / and
to begyn at the northe West syde of the sayd flatte **H** **L**
two landes **T**. **S**. two lades. **G**. **H** one lande / v lozde
sixe landes. **J**. **C**. two lades; the person thre landes **W**
C. two landes & one pyke / the priour two landes and
one pyke. **F**. **G**. two landes & one pyke / the lozde four
landes. **R**. **E**. thre landes **T**. **S**. two landes / **G** **H** two
landes & the lozde thre landes next to the southest syde.

¶ Chan tourne agayne to rye hyll / that conteyneth
xxvi. landes and two pikes / and but byon Dale fur,
longe

of Sutneyeng. fo. xxxvii.

the tonge on the southe endes / & vpon long medowe bpon
the noxthe West endes. Then on the southe East syde
next to the way that leadeth to A. the priour hath two
landes G. H. one lande / the person two landes I. W.
two landes. f. G. two landes / the lordes thre lades two
pykes W C two lades R E thre landes T S two lades
P. Q. two landes. H. L. two landes / the lordes thre lan-
des next to the balke þ the wyndmyll standeth vpon.

CP **Q** the whiche holdeth a cotage of the lordes / hol-
deth also this sayd wyndmylne / wherunto all the lord-
des tenauntes are bounde to grynde all their corne &
malte that they occupy of their owne / at the said milne
as well free tenauntes as other / & the lordes shall fynde
all maner of tymbre & pson worke / bordes and nayles.
And bryng them to the mylne / & the milner shall nayle
þp the bordes / make his shafte & the sayle yarde / þp-
holde & reparell the spindell & the rynde / the mylne þp-
kes & the sayle clothes / cogge and tonge / at his owne
proper cost & charge. And shall pay þp the yere. x. s. at
the termes there vsuall / & to grynde the lordes corne &
maulde tole free / and to grinde it first / next to the corne
that is in the hoppet / if any be. **xc.** 

COn the other syde of the wynde mylne balke lyeth a
flatte Called Peple hyll / and it conteyneth. lvi. landes
& four pykes and one hadlande / of the whyche landes
there be sixe of them / that breke or cut in the myddes of
the landes / as shall appere by the boundyng. And the
sayd flatte lyeth betwene the comen pasture / called the
balke on the southe East / and the soresayde medowe /
called

called the longe medowe vpon the northe West / a next
vnto the sayd balke / I. C. hath thre landes / the lord
stre landes & a pyke / the person fourre landes & a pyke /
I. B. four landes / f. G. two landes & a pyke / W. C. thre
landes / R. E. two landes / at the vpper ende next to the
hadlande / P. M. the nether endes of the landes nexte
to the longe medowe / T. S. fourre landes / H. L. thre
landes at the heed & I. C. the nether endes of the same /
the p: four. b. landes / the lord eyght landes / I. B. thre
landes / G. H. two landes and a pyke / f. G. one lande
at the heed / H. L. two landes / buttyng vpon the same
one lande / and vpon the medowe / the person thre lan-
des nexte to the northe East syde / & the p: toure hath
the hadlande at the heed . And this mesemeth shulde
be sufficyent instructyon for buttyng and boundyng
of all the feldes one after another. &c. 

¶ **C**howe a man shulde butte and bounde the
medowes. Cap. xxi.

Cthe longe medowe belongyng to the
townshyppe of Dale.

The longe medowe lyeth vpon the northe syde
of the northe felde / bwtwene the sayd felde and
the broke / that departeth the townshyppe of Dale and
the townshyppe of Hale / and the West endes butteth
vpon the way that leadeth to Al. and the East ende of
the same medowe vpon a close of the sayde lordes / cal-
led the parke close / & conteyneth. C. xxi. acres / this me-
dowe lyeth in dyuers shotes of length / sotyme in two
shotes of length / sotyme in one / and somtyme in thre.

Than

Than to begin at the West syde next to the waye that
 grothe to A. on the ouer shot the lord hath fourt acres
 I. C. two acres and a halfe / the persone thre acres. I. B.
 two acres and a halfe. f. G. thre acres / the prioure
 fourt acres / the lord biit. acres. And on the nether
 shot next bnto the broke next to the sayde hyway. f. G.
 two acres / the prioure fourt acres. G. H. halfe an acre /
 W. C. two acres and a halfe / R. E. stre acres / the lord
 biit. acres. Than to the longe dolez that butte fro the
 sayd northe felde to the sayd broke. T. S. fourt acres /
 the persone thre acres / I. C. an acre and a halfe / I. B.
 an acre & a halfe / the lord stre acres. P. M. thre acres /
 H. L. thre acres. And at the nether ende of the said thre
 acres / I. K. lord of Sale hath attached his weyze of his
 mylne of Sale / for the whiche attachement the sayde
 I. K. payeth to the lord of Sale & to his heyses every
 yere. ff. s. at the feest of saynt Myghell tharchangell /
 for all maner of setupce. &c. Than to the ouer shot next
 the sayd felde / G. H. an acre & a rodde / W. C. thre tod-
 des / R. E. an halfe acre / the lord two acres / the person
 halfe an acre / P. M. halfe an acre / the prioure two acres
 and a halfe / I. C. two acres / the lord fourt acres / T.
 S. two acres next to the parke close. Than to the myd-
 dell shotte nexte to the longe dolez / f. G. an acre / the per-
 son thre acres / I. B. two acres / the lord fourt acres / H.
 L. two acres / the prioure fourt acres nexte to the sayde
 parke close. Than to the nethermost shotte next the b2o
 he on the syde next to the longe doles / the person two a-
 cres / R. E. thre acres / the lord fourt acres and a halfe /
 G. H. di acre / the prioure two acr / W. C. two acres and
 a di / I. C. di acre / T. S. two acres / I. B. two acres in
 Survey- b the corner

the corner next to the sayd parke close / and butteth bþd
the sayd bþd. And if there be any mo medowes / than
but and bounde them in lyke maner / for the mo me-
dowes there be & the fewer shottes / the bettē may they
be bounded / for medowes go moost comenly by acres /
halfe acres / and toddes / and they ought to be well sta-
ked by twene every mannes dole / and specially thell sto-
ned with great stones bit wene / & set on a great heþgþt
that they synke nat farre in to the erthe / for the proper-
tie of a stone is to discende downewarde / and the pro-
perty of erthe to ascende upwarde . Therfore / they
wolde be taken heþe unto be tyme / and amended wha-
mede is. And this me semeth suffycent. &c.

Chowe a man shulde butte and bounde
his pastures. Cap. xxxii.

Cthe pastures belongyng to
the same towne.

The lord bath a close called parke close / and it
conteyneth. xxx. acres / and it lyþt by twene the
said medowe called longe medowe on the West parte
and a close of the persons called Drþey on the Est pte
and the sayd broke on the norþe parke / and a felde cal-
led Cest felde on the souþe parke / and it is worth by
the pte twentie shillynge. &c.

Cthe person hab a close next to the same called Dr-
þey / and it conteyneth. x. acres / and lyþt by twene the
parke close on the West parte / and a close of J. B. on
the Est syde / and the sayd broke on the norþe est pte
and a

and a felde called East felde on the West parte. I do
nat value it bycause it is nat the lordes the quantite of
the acres therin is suffycent. &c.

CThesayd J. B. holdeth a lytell crofte freely / belon-
gynge to the tenement called ryecrofte / and coteyneth
two acres i and lyeth byt wene the sayde persons close
on the West syde / and the lane that gothe towarde R.
on the southe East syde / and butteth vpon the hywaye
that cometh from S. to the sayde towne of Hale on þ
norþe East syde / and the sayde East felde on the West
parte / I set it at no value / bicaus he is a freholder / and
connetteth in the chefe rentes of his house / but and it be
gyuen to the freholder by another dede / than must the
Surveyour expresse the chefe rent therof byt it selfe. And
it is the moost spectall poynte to a surveyour / first to a
biewe / butte / and bounde / bothe the towne and the hole
lordshyppe / or euer he desyre to se or loke vpon any euy-
dence of any freholders. For this syfste done / the Surveyour
may than parfytely knowe whether the frehol-
der shewe his euydence for all his lande or nat / and let
the Surveyour haue good remembraunce / what par-
celles of landes be conteyned in the sayde euydence.
And than may he well perceyue whether he shewe for
all or nat. And if the dedes be shewed firste / the tenaunt
may say there is for all his lande / and the Surveyour
can nat controle hym nor say nay. &c.

CF. G. holdeth a crofte of the lordelijeng next on the
other syde of the sayde lane called Gose crofte / and con-
teyneth two acres & a halfe / and butteth vpon the sayd
Surveyor.

The boke

byway on the no[n]the syde) and the capd Cell felde
on the west parte. &c. And thus ye may paruse/butte[n]
boude all þ crofes/closes/ꝝ pastures about the towne
ꝝ within the lordshyp/whose so ever they be. And to ex-
presse eueryþþay o[n] crosse/commen/balke/ o[n] marke
þþer/wheteþ they lyþ/þe whiche shal be a gteat cediness
mang þeris hereafter. And if there be any comen pastu-
res wheteþ heerdmens kepe their catell/ o[n] any comen
wodes/mores/heþthes/o[n] such other/þey may nat be
forgoten to be butted and bounded as they lyþ. &c.

¶ Howe a man shulde a mende erable
lande. Cap. xxxiiii.

Si is conuenyent/ that a husbande kepe
þis erable lande lyeng rounde/ that it be
nat to hyghe in the rygge/no[n] to lowe in
the myddes of þ sides no[n] to lyþ a lytell fro
þ rayne for than wylle the water stade in þ
sydes of the lades and dwowne the corne/ And though
there be no corne/ yet it weareth the grounde and ma-
keth it leane: for standyng water distropeth grasse
and therfore it must nedes distroye corne/ the whiche
is moche more tender than the grasse. And if it so be/
than take thy ploughes/ and begyn to plowe a furrowe
in the myddes of the syde of the lande/ & cast it dwowne
as and thou shulde falowe it/ and so paruse both sydes
till the rygge be cast dwowne/ & than take thy ploughes
agayne & begyn to plowe/ where thou dyddest plowe
fyreste/ and rygge all the remynaunt bywarde/ and so
chalte thou bothe cast thy landes and rygge ther/ & all
at one

at one plowynge. And this wyl make the lande to lye
ounde / the whiche is good bothe for corne & grasse. &c.

CAnother maner of mendynge of erable lande / is to
mucke it / matte it / hymne it / or / donge it / with the cartes
or waynes / and as I sayd in the boke of Husbandrie / to
sette thy donge vpon the first sturyng whan it is ryg-
ged / for that is best for many causes / and if thou laye
it vpon the falowynge / than set thy mucke hepe in the
reyne of the lande and than sprede it / & all that falleth
in the rygge cast it out agayne / for elles it doth but ly-
tell good / for it wyl be couered with erthe and syldo
me sene agayne. &c.

CAnother maner of mendynge of erable lande / is
to sette thy shepe folde vpon it / and to flytte it euery
day / & it is better vpon the sturyng than vpon the
falowe / and the shepe folde is better vpon the rygge
than vpon the whete grounde. &c.

CAnother maner / whan a husbande hath moche er-
able londe / and hath no donge nor shepe to / compost nor
donge his lande with all. Than let the husbande take
his plough / and cast alsuche landes thre or four tymes
togider / and make the rygge there as the rayne was
before. And if the landes be to hysde whan it is so caste
downe / than rygge eyther syde by it selfe / and so make
two landes of one lande / or thre landes of. it. landes.
And so shall he fynde newe moolde that was nat sene
in a hundred yeres before / the whiche must nedes gyue
moze corne than the other dyde before. &c.

Chowe a man shulde amende his medowes. Cap.

xxv.



Cthat there be no moldy warpes castig
in the medowes/ and if there be/ in Aprill
let them be spradde and beaten smalle.
And this is the best way to spradde them
and make them smalle. To take a great
bough of a tree/ and to plasse the bowes abrode and
lay them lowe/ and if they lyen nat brode yngough/ than
take other smalle bowes and bynde them faste to the
same/ and to ley a tree or two ouerthwart the bowes/
to holde them downe flatte to the erthe/ and to bynde
the trees or the bowes that it fall nat of. And than to
boore an hole with an nauger in the great boughes
ende/ or els to tye a rope fast to all the boughes endes
togydere/ and to fast the tyme to the same/ and with
oxen or horses to drawe the sayde boughes/ bothe vp &
downe and ouerthwart the said moldy warpe hilles/
the whiche shall sprede them better than any mannes
bandes can do/ and that shall refreshe the grasse and
make the medowes moche better.

CAnother maner of medyng of medowes is/ yf there
be any ryntyng water or lande floode/ that may be set
or brought to ronne ouer the medowes/ from the tyme
that they be mowen unto the beginnyng of May/ and
they wyl be moche the better/ and it shal kyll drowne/
and dryue away the moldy warpes/ & fyll vp the lowe
places with sandes and make the grounde eyn and
good to

good to mowe. All maner of water's be good / so that they stande nat styll upon the grounde. But specially that water þ cometh out of a towne from euery mans myddynge oþ donghyll is best: and wyll make the meadowes most rankest. And fro the begynnyng of May styll the meadowes be mowen and the hay gotten in / the waters wylde be sette by and ron another way / for dyvers consideracyons, &c. 

Co amende and make better / dyuers maners of pastures.

It is undouted / but there be dyuers maners of pastures / as lowe grounde lyke medowe grounde / ey grounde / the whiche hath ben erable grounde of late / busshy grounde / the whiche somtyme hath ben erable grounde / busshy grounde / the whiche was never erable grounde / goystye grounde / the whiche hath ben erable grounde / goystye grounde / the whiche was never erable. Brome grounde / heyth grounde / marrys grounde / chalke grounde / slyntie grounde / chylcutne grounde / and lymestone grounde.

Co amende lowe grounde lyke medowe grounde.

Cye shall do by it / as I haue shewed you in the nexte chapyter before of youte medowes / and if any water stande styll and wyl nat hoyde / make a dyche two oþ thre / as nedesse shall requyze / and oppn the sydes of the dyche that the water may come into it. Convey the wa- ter away / & with a plough make dyuers forowes stō the sayd

the sayd dyche be in to the pasture / where the water standeth / land with a Carte / a mayne / or a sleyde / car a waye therthe that the ploughe tourneth vp / or else wyll stoppe the water on the one syde / & if the plough forowe be to lytell / than make dyuers small dychesse open them on bothe sydes / so that thou leaue no water standyng in þ pasture no tyme of the yere. And melch kye / draught open / laboxynge houses & mares be most conuenient to go togyther in suche pastures.

¶ Howe to amende ley grounde/ the whiche hath ben errable lande of late.

Cap. xxviii. secundum ap.

Ge must take hebe howe the leysle lye / and
specially that they lye nat to hyghe / for
they dol it is moze profite to the husband
to cast it downe agayne / and sowe it with
otes / one yere / two / or thre / and to ley
lower and rounbe in good temper / and se that no wa
ter stande at the landes endes / buttynge on the heed /
des / and if it so do / than with a ploughbe cast a forow
towarde the heed landes / and than the water wyll fo
lowe that forowe and make the landes drye. But tha
forowe wyll nat serue past one or two yeres / but it mu
be renewed. And yf it ware mossye in wynter / than
wolde it be plowed agayne and sown with dyuer
comes / as the grounde requyseth. And at the first plow
wyng it wolde be plowed a square forowe / as depe as
it is brode / and layde flatte / and sown with otes / that the
mossle maye rotte / and than to lye falowe one yere / and
than to

than to be sown with wheat/rye/or barley/ as the hus-
bande thynketh most conuenient. And if it shulde lyte fa-
lome the first yere the mosse wyl nat rot/ at wyrter
it wyl be weate/ & downe all the wheat & rye þ it tou-
cheth. And if a man haue plentie of suche pasture þ wyl
be mossye every thidde yere/ let hym breke vp a newe
pece of grounde & plowe it also we it (as I haue said be-
fore) & he shal haue plentie of corne wyl tell longyng/ &
so it no lenger than it wyl beare plentie of corne wout
dunge/ & it wyl beare moche better grasse ten oȝ. xii.
yere after. And if the leysse be to brode/ than make two
lande of one lade (as I haue said before) And shepe are
þ most conuenient catell that may go on suche pasture
and best they wyl amende the grasse/ and to take good
hede that ye suffre nouther bretes nor blacke thornes/
nor none other maner of busshes to growe in poure
pastures/ and specially by the hedges. &c.

¶ Howe to amende busshy grounde and mossy/ that
hath ben erable lande of olde tyme. Cap. xxviii.

There is none other remedy/ but to stocke and
gette vp the busshes by the rotes/ and the lands
plowed and sowne (as I haue sayd before) the reyst
grounde if it be drye wyl bringe moche corne/ for the
mosse wyl rote/ and the moole hyllockes wyl amende
the grounde well. And yf there be any marle pyttes/ þ
hant be made of olde tyme within þ same cloysse/ than
whan the landes begyn to weate/ if he haue nat suffi-
cient of suche busshy and mossye grounde to breke vp
& so we/ than there wolde be newe marle pyttes made at
Sutney.

The boke

the lades newe markeled / the whiche is moche better than
outher / boonge / mache / or lyme / for it wyl laste twentie
yeres togyder if it be well done / and shall be the better
whyle it is lande. And I matuaple greatly that in the
comen feldes / where of olde tyme hath ben made many
great marlepyces / the whiche hath done moche good to
the lades / that now a dayes no man dothe occupye the
me make none other / & they nede nat to doute / but there
is marle nowe as well as was than / but as me semeth
there be two causes whyp / one is / the tenauntes be so
doutefull of their lade lordes / that if they shulde marle
& make their holdynges moche better / they feare leest
they shuld be put out or make a great fine / or els to pay
more rent. And if a lord so do / me semeth he is unrea-
sonable / sayng þ it was done all at the costes of his te-
naunt / & nat at his. The seconde cause is / that men be
disposed to ydelnesse & wyl nat laboure / as they haue
done in tymes past / but passe for the the tyme as his
father dyd before hym / but yet me semeth a freholder
shulde nat be of that condicyon / for he is in a suretie / his
chefe lord can nat put hym out doyng his duteie. And
he knoweth well / he shall take þ profit whyle he liueth
& his hertes after him / & thus shuld gyue him a corage
to improwe his owne / þ whiche is as good as he had
purchased as moche as the iprowment cometh to. And
one man this doyng / wolde gyue other men a corage
and a good example to folow the same. And all other
countreis may take ensample at Chestershyre and La-
castershyre / for many of them that haue so doone /
haue made the iprowmente as good as the lande
was before. sc.

Howea

Chowe a man shulde amende bushy grounde that
was never tillable lande. Cap. xxxi.

So must consyder what the grounde is dispos-
posed vnto / & wheder it be due or wete /
or be disposed to beare woode / grasse / or
corne. If it be dry and full of gravel / it
is better to bere woode / than outher corne
or grasse. If it be weate grounde / it is nat good for
corne: but it wyl beare bothe woode and grasse. But
and it be a blacke erthe and dry / it is good for corne /
and it wyl quypte the cost to stocke it vp by the rotes /
and to sowe it with corne. And if it be whyte cley / it
is moost commenly a weate grounde / & than it is nat
good for corne / but it wyl beare bothe woode & grasse:
and an acre of woode is as good as an acre of corne
grounde / or of grasse / and in some places moche better.
And if ye wyl encrease the said bushy grounde and
to make more wode: than bytwene Myghelmas and
Martymas / ye must gader many akehornes and put
them in erthen pottes / so those wyl kepe them moist /
and in february and Marche set thesayd akehornes
in the sayd bushes / as thycke as ye wyl / & bndouted
they wyl grove. And also ye may gette the keys of as
shee / nuttes / & suche other / & set them in like maner / & to
kepe all maner of catell that wyl eate any wode out of
the same grounde tyll it be past daunger of catell. &c.

Chowe to amende woode grounde that
lyeth in seuerall pasturz.

Cap. xxxi.

Shuruey.

l.ii.

If they

The boke

Gif they be great olde trees / if ye felle them
by the erthe / there wyl never come any
sprynge of them vp agayne / excepte they
haue many smalle pumples and springes
about the rotes. And therfore suche olde
treee wylde be but lopped and cropped / to beare moze
woode still / and if it be a good grounde to beare corne
and be but a fewe trees / than it wyl best to stocke them
vp by the rotes / and to plowe it and sowe it. And if it
be but young woode / ye may chose wheder ye wyl shredde
it / loppe it / or croppe it / or felle it by the erthe. And if ye
felle it by the erthe and kepe the sprynge well / ye shall
haue for every tree two or thre trees / so that it be felde
at a dewe season of the yere / and that is byt wene Can-
delmas and Maye / wherof I hauespoken sufficietly
prounge in the boke of husbandrye.

Howe to amende goode grounde that hath ben etrable lande. Cap. xxxi.

Gshall understande that therre be two maner
of goode / and some men calle them fyse. One
maner wyl growe on drie grounde / and that
maner wyl growe as byghe as a man / & haue a great
stalke as moche as a walkyng staffe / & if ye wyl suffre
them to growe / & fell them nat / by processe of tyme wha
beestes go amonge them / & specially in wynter tyme
for colde / and in somer for shade that wyl cause them
to dye. And many tymes and longe continually frost in
wynter wyl kyll these maner of goode / and whan they
be ded / if ye plowe the lande agayne and sowe it with
corne

corne whan it lyeth ley agayne / the goſſe wyll growe agayne. And the beſt remedy for goſſyng agayne / is to put vpon ſuſhe maner of paſture many ſhepe to eate it bare / but in many places they ſet great ſtore by thofe maner of goſſe / and ſpecially for their ſewell : a wolde nat gyue an acre of goſſy lande for two acres of etra-ble lande. And on that maner of goſſy lande wolde growe good corne with lytell dunge / & it is more pro-ſyte to plowe it & ſowe it / than to lyey ley / except he kepe it for his ſewell / and they growe moſt commenſly vpon drye grounde / ſomwhat sandy or grauill / & ſhepe is the moſt conuenient catell þ may go vpon ſuſhe paſture.

Chowe to amende goſſy lande that was
neuer erable lande. Cap.

xxxii.

If the grounde be drye and growe full of ſuſhe maner of goſſe with the great ſtakſ / ye be at your lybertie to do as I haue ſayde / & if it be of þ other maner of goſſe or fyſſe / the whiche growe lowe by the erthe and haue but littell ſmall ſtakſ / that maner of goſſe groweth alway on welſprunge grounde ſomwhat moſt and weate / & it will neuer beare good corne / but hewe it vp to bake and brewe withall / for it wyll nat lightly be diſtroyed / for þt be brende it wyll growe agayne. But and there be marle vnderneath in the grounde within the ſame close / þt ye make coſte / than bren the goſſe at Hatchel and with a bygge and many oren / plowe it and make ſmall landes / and than

Survey.

l. lli.

marle

The boke

marle them and sowe them with ootes / for that corne
wyll growe best on suche grounde . And if this wyll
nat serue it is pastre remedys / for marle mendeth all ma-
ner of grounde but it is costely . &c .

Chowre to amende brome grounde . Cap .

xxvii.

Brome groweth alwaye vpon drye and sandy
grounde / and it wyll beare good rye and otes
but it wyll nat endure to beare corne longe / without
it be donged with the cartte oze with the shepe folde / oze
bothe . And yf ye let it lye lep / & plowe it nat / the brome
wyll come agayne / and shepe is the best catell to holde
it vnder / but neuerthelesse it wyll growe . Whan it is
growen of a yarde of heyght oze moze / than it is good
to bake and brewe with / and specially whan a house is
thacked / to take the brome and make it in quarters of
a yarde longe / oze there about / and to pricke them in to
the thacke by and by / & couer the thacke clene ouer / & it
shall bothe kepe out weate / & also save it from pulynge
downe wth crows / pyes / dawnes / oze choughes . And if ye
wolde distroy it whā it is growen thre oze foute of
height / than about saint James day sell it a fote aboue
therthe oze moze / & than the stalke wyll dye for a good
season / but yf it be plowed agayne / it wyll growe as
faste as euer it dyd / whan he leaueth plowinge .

Chowre to amende heythry grounde . Cap . xxviii .

ye shall

¶ Shall vnderstande þ they be four maners of
 heyth grounde. s. heyth growynge vpon gra-
 uell / & heyth growynge vpon sande / these two
 maner of heyth groundes wþll beare no corne without
 moche donge oþ mucke / for sydome is there any marle
 vnder þ maner of heyth. And in many countreis wher
 plentie of lyme ston is / the husbades do bren the lyme
 ston with wode & secole / & make lyme therof / & do set
 it vpon their landes as they do their donge / & do spred
 it in lyke maner / the whiche they calle moche better
 than donge / for lyme is hote of hymselfe. The other
 two maners of heyth / is heyth growynge vpon white
 cley grounde / and heyth growyng vpon blacke erthe /
 that lyeth lowe lyke marrys gronde / & vnderneath these
 two maner of heyth groundes / there lyeth moost com-
 menly marle. Than brenne the heyth and serche for þ
 marle / and dygge it vp & lep it thicke vpon the gronde
 and spred it / and than plowe it and sowe it / and it is
 moche better than outhert lyme / mucke / oþ any maner
 of donge / and lengat it wþll last and se that there be no
 water standynge vpon the sayd gronde. sc.

¶ Howe to amende marrys gronde.

Cap. xxxv.

Here is none other remedy / but fyfste to
 dreyne the water clene awaie. And this
 is a good meyne to dreyne the water clene
 awaie. Fyfste in the lowest close wher the
 water maye be beste auoyded: Make a
 gteat dyche and a depe / that the water maye auoyde.
 And if

The boke

And if all the water wyll nat come to that great dyche
but stande styll in dyuers places / thanne make many
smalle dyches one into another / from the sayde stan-
dyng waters / so that all these standynge waters may
come into the great dyche / and that by reason shulde
dreyne the water clene. And in a drie somer ye maye
make many brode and depe dyches and sever y mar-
res in dyuers pastures / and make brydges ouer the
dyches into euery close / and dyuers lanes made lyke
a causey to conuey the catell in to the pastures / so that
one causey or lane / may serue the closes or pastures on
bothe sydes . And in the lowest place of enety close or
pasture / make a trenche or a lytell dyche in to the great
dyche that gothe about . And this shall ye make by
processe good pastures of marres grounde / and euer
the lengar the better pastures : and specially / yf ye put
in moche catell / it shall make the better grasse and the
fyner . And melche kye / draught oxen / and labouryng
horses / is the best catell to make good pasture on mar-
res grounde / and shepe on drie grounde / for they wyll
eate the grounde moost barest / and that causeth the
grasse to be good and fyne . And if this maner of dy-
chynge wyll nat make the marres grounde drie than
must you make a sough vnderneath therthe as men do
to gette cole / iron / stonne / leed / oze / or tyn . And if that
wyll nat serue / than kepe out youre catell for feare of
drownyng . &c.



Chowe to amende bromy grounde
and ferny grounde .

Cap. xxxvi.

Brome

Brome ye grounde / and ferny grounde / be moche of one nature / for they gro we on sa g dye and drie grounde : And they wyll bere good rye / barley / bygge / or beye / and o tes / if they be donged with shepe / carre or wayne : For suche lyght grounde wyll soone weare & wasshe with water / yf it be nat donged . And yf they lyre unþowed / they will gro we full of bromme and ferne and if ye wyll destroy the bromme whan it is gro wen thre or fourte fote hie / In Mydsumer moone or soone after whan it is full blomed / with a hedgynge byll cut the stalkes halfe a yarde aboue the erthe / so þe leaue no grene stalke gro wynghe vpon the rote and that will cause it to dye . But and ye plowe it agayne and after let it lyre / it wyll gro we agayne / and if ye mow it ferne whan it is yonge / so that it be mowen before Mydsum er / by vse of suche mowynge / it wyll weare away .

COf chylturne grounde / flintie grounde / and chalke grounde . Cap. xxxviii.

Chylturne grounde & flintie grounde be lyght groundes and drie / and full of smalle stonys / & chalke grounde is moche of the same nature / & they wyll weare and wasshe awaie with water . And therfore they wolde be donged / as the bromye & fernye groundes be / for matle is selde founde in these maner of groundes . And therfore / if ye wasshe & donge them wolde lyre & test them þe may mende wþ lynghe .

COf lyme stone grounde . Cap. xxxix .

Lyme sto-

tymes it wyl stande in lache of water that it may nat
well go at a great flode / except the grounde warke be
made very hie. But they be profitable bothe in grin-
dyng of corne and fullynge of clothe / and in takyng
of moche fyfhe. And in lyke maner these sayd two ma-
ner of mylnes may be set vpon smale tryuers / without
any flene castynge / but all onely his weyze to holde vp
the water / & his flode gates to let it go at a flode / whan
nede shall requyze. Also there be other two maner of
corne mylnes / that is to saye : a breste mylne and an
ouerishotte mylne / and those two maner of mylnes be
set and go moost commenly vpon smale brokes / and
vpon great poles and meyres. And they haue alwaye
abrode bowe a fote broude and more and the ladelles
be awaie shrowded with compast bordes on bothe
sydes to holde in the water / and than they be called
bokettes. And they must be set moche nerer to guyder
than the ladelles be / and moche more a floope downe,
warde / to holde moche water that it fall nat out / for it
drueth the whelle as well with the weight of the water
as with the strengthe. And the mylner must drawe hys
water acordyng to his bokettes / that they may be al-
way full and no more / for the leger that they holde the
water þ better they be. Also another maner of fullynge
mylnes may be set & go vpon the sayde smale brokes,
pooles / or meyres / & those be called fallers / for a faller
by hym selfe requyret nat so great strengthe of water
as the potter dothe / bycause the water cometh moost
commenly ouer the whelle / and the braces do butte heue
up þ two fete that fall into the stocke vpon the clothe /
the whiche causeth the clothe to thicke and touche. Also
these

of Sutueyeng. fo. xlviij.

these mylnes that be set and go on small wates mape
go and run with a gogyn of yron vpon bulder stones
or vpon brasse as a bell dothe for y wyll go most ligh-
test. But these mylnes y go vpon these great ryuers/
that be brode/heuy/and weighty/must nedes haue two
great thycke hopes of yron fourte inches brode/and an
inch thick: and eyght or nyne inches bytwene the sy-
des/settē on bothe endes of the shafte / for the gogyn of
yron wyll nat beare them / and specially the fullynge
mylne. And that mylne that gothe with a gogyn/ yet
must it haue on eyther ende of the shafte a hope of yron
& bulders vnder / & if the gogyn fayle or ware lose/ but
it shall nat touche them bothe attones. And let the myl-
ner take good hede bothe to the gogyns and hoopes y
they be nat lose / for than wyll the shafte endes brenne
of. For than he hurteth his lordē / his mayster/ or hym
selfe/ for mylne shaftes be costely. But in so moche as
there is great pfitē to y lordes in makynge of these myl-
nes/ & the most rent is reysed vpon so lytell grounde/ &
ofte tymes for want of the sede of discrecyon and expe-
ryence of good makynge/ there be many defautes made
in them/ and specially in makynge of the mylne troughe
where y mylne whelle gothe/ for ofte tymes they make
it to holowe and depe vnder the whelle / that the water
standeth therin whan the mylne gothe nat/ for the tayle
spyl wolde lye bare and drye whan the mylne gothe nat.
And the tayle spylle wolde lyte twentye inches or. xiiii.
vnder the heed spylle / and the troughe wolde nat passe
thre inches holowe at the most/ and as longe as it may
receyue thre ladelles / the fourthe ladelle entryng the
water/ and the fyfth ladelle leaung the water. And the

The boke

steake spilles bothe aboue & vnder wolde be of a good
length/so þ the whelle come nat nigher vnto þ draught
gate be two fote or more/for the further fro the gate the
bygger and the swifter is the streme. And the lengat
that the ladell is the better it is/ so that it haue sufficient
water. And than the mylner nedeth nat to draue vp
his gate so highe/as and the ladell be shorte/for the eb-
bet the water is the swifter it is. And a double bowed
whelle is moche better than a syngle bowed whelle/ for
many causes/ if there be sufficient water/ and better it
wyll kepe the ladels from losynge. The ladell moost
comenly of a double bowed whelle/ wolde be thre fote
longe and a fote brode/ and to draue vp his draught
gate nyne or ten inches is sufficient. And than shal nat
the bothe of the whelle be hydden or couered in the wa-
ter/ and than it gothe swifly. And vpon the great ry-
uers the ladels may be an elne longe/ but for þ weyght
& drawynge vp of the draught gate. &c. The greater
compasse the whelle is/ the lasse water wyll dryue it/
but it wyll nat go so oft about as a litell whelle will do.
But the cogge whelle in a corne milne is a great helpe
if it be well pycked/ well cogged/ and well tonged/six
ronges & xliii. cogges/ are best for a great ryuer.
than the mylne stone gothe eyght tymes about and the
water whelle but ones/ & euery tonge kepeth his oowne
cogge/ et ecōtra: & changeth nat on any syde. And for
meane water sixe rōges and. xlii. cogges is best. And
for the ouershotte mylne sixe rōges and. lii. cogges
is best. for the cogge whelle maye nat be of so great
a compasse as the other cogge whelles be. And in all
these pyckes/ euery cogge kepeth his oowne cogge.

And if ye putte in any whele a cogge or two cogges /
 mo or lasse: thanne as I haue sayde. Than shall every
 cogge chaunge his tonge at al tymes / so that and it be
 nat very truely pycked it wyl nat go well / and if it for
 tune to breke a cogge / as it is lyke to do / it wyl thanne
 breke many of the / excepte he shote downe his draught
 gate shortely / and lyke wyse a wyndemyne. Now be it
 a wyndemyne hath never vnder. xviij. cogges or. liij.
 &c. but they must be so pycked / that every cogge kepe
 his owne tonge / and scuyn ronges are nat profitable
 for they go lately. Of horse mynes I do nat speke of
 the makynges / for I haue nat therperience of them / as
 I haue of water mynes.

To the lordes and their tenauntes haue another
 maner of profyte by reason of these waters / ouer and
 deliue these maner of mynes or fyllynges / & that is
 by reason of the watryng of their catell & beestes bothe
 wynter & somer / and specially of the rynnyng waters /
 as ryuers / brokes / sucches / and wellspinges / for they
 done syldome frese or neuet / and they wyl be colde in
 somer and warme in wynter / and yf a close want wa-
 ter it hath a great meame and is moche the worse.

¶ Furthermore it is conuenient for a Surveyour / p^t
 whā he hath surueied his lordes lādes / & sene what pro-
 fytē & approuementes may tyse & be made within the
 same / that he shewe his lordē therof & aduyse hym to
 do it / & to make the cost. For it is vndoubted / that a man
 can nat make no surer purchase of any maner of lāde /
 better tytell / noȝ lyghter coste / noȝ moȝe aduauntage

Survey.

m. ii. to hym

The boke

to hym selfe/ than to improwe/ amende/ & make better/ his owne olde enheritaunce. I meane nat by þe heyght/ nyng/ trespynge/ or increasynge of the rentes of their te- nautes/ but all onely in mendynge & makynge better his erable lades/ medowes/ leysse/ & pastures/ & in ma- kyng of water mynes/ wyndemynes/ hōuse mynes/ fullynge mynes/ sythe mynes/ cuttelot mynes/ be it by water or draught of horses/ smethy mynes/ or such other. And also of gettyng of all maner of profites/ as well vnder þerthe as aboue (as before is remembred) in the sixte chappyter.

¶ And by the reason of these improvementes/ me se- meth a man might make euery townshyppe þer stādeth in the playne chamyon countre & occupied in the same halfe as good agayne in all maner of profites/ as in the tenautes as it was before/ if the lord þer be a knyght/ And never a house nor cottage to be remoched/ or sente downe/ & to haue as moche lande in tylage/ as there was before/ & their corne and grasse shulde be better saued and kept from distropenge.

¶ How to make a townshyppe þis worth the. xx. li. a yere. Cap. vii.

Tis vndoubted that to euery townshyppe þat standeth in tylage in the playne countre/ there be erable landes to plow and to sowe/ and leysse to tye or tedder þer beestes/ and mares vpon/ and comynge to kepe and pasture their catell/ beestes/ & swine/ & also

And also they haue medowe grounde to get ther upon. Than let it be knownen howe many acres of er-
table landes every man hath in tillage / & of the same
acres in every felde to chawinge with his neyghbours /
& to ley them toguyder and to make hym one severall
close in every felde for his erable landes & his leysse in
every felde to ley the toguyder in one felde / & to make
one severall close for them all. And also another seuer-
all close for his porcyon of his commen pasture / and
also his porcion of his medowe in a seuerall close by it
selfe / and all kept in severall bothe in wynter & somer /
and every cottage shal haue his porcion assigned hym
accordynge to his rent / & than shall nat the ryche man
ouerpresse the poore man with his catell / & every man
may eate his owne close at his pleasure. And vndou-
ted/that hay and strawe that will fynde one beest in þ
house will fynde two beestes in the close / & better they
shall lyke. For those beestes in þ house haue short heer-
& thyn / and to warde Marthe they will pylle & be bare.
And therfore they may nat abyde in the felde before þ
heerdmens in wynter tyme for colde. And those that
lye in a close vnder a hedge haue long heer and thicke /
and they will never pylle nor be bare / and by this rea-
son the husbande maye kepe twysce so many catell as
he dyd before. 

CThiſſis the cause of this approwmet. Nowe every
husbāde hath ſire ſeuerall closes / wherof. iii. be for coz-
ne / the fourth for his leysse / þ fyſte for his cōmen paſtu-
res / & the ſixte for his hay: and in wynter tyme there is
but one occupied with cozne / & than hath the husbande

Survey.

m. iii. other

The boke

other syue to occupye tyllent come / and than he hath
his falowe felde / hys ley felde / and his pasture felde all
comer. And whan he hath mowen his medowe / than
he hath his medowe grounde / so that and he haue any
werk catell that wolde be amended / or dyuers maner
of catell / he may put them in any close he wyl / þ whiche
is a great aduauntage / & if all shulde lye commen / than
wolde the edyls he of the corne feldes and the aftermath
of all the medowes be eaten in ten or xii. dayes. And
the riche men that hath moche catell / wolde haue the
aduauntage / and the poore man can haue no helpe noz
relefe in wyncer / whan he bath moost nedē. And yf an
acre of lande be worthe sixe pens or it be enclosed / it
wyl be worthe. viii. pes whan it is enclosed / by reaso
of the compostyng and dongynge of the catell / þ shall
go and lye vpon it bothe day and nyght. And if any of
his thre closes that he hath for his corne be worne or
ware bare / than he may breke and plowe vp his close
that he had for his leysse / or the close that he had for his
commen pasture / or bothe / and sowē them with corne
and let the other lye for a tyme / and so shall he haue al
way reist grounde / the whiche will beare moche corne
with lytell donge / and also he shall haue great profyte
of the wode in the hedges whan it is growen / and ha
all onely these profytes and aduauntages before named
but he shall saue moche more than all these / for by reason
of these closes / he shall saue meate / drinke / and wages
of a shepeherde / the wages of the heerdmans / the wages
of the swynheerde / the whiche may for sume to be as
chargeable as all his hole rente / & also his goods may
be better saued fro eatynge or distroying / with a

For dout ye nat / but heerdenmen with their catell / shep /
 heerdes with their shepe / and tyenge of horses & mas-
 res / distroyeth moche corne / þ whiche the hedges wolde
 saue. But auenture some men wolde say / þ this shulde
 be agaynst the cōmen weale / bycause the shepheerdes /
 heerdenmen / & swyne heerdes / shulde than be put out of
 wages. To that it may be answered / though he those
 occupacions be nat vsed / there be as many newe occu-
 pacions þ were nat vsed before. As gettyng of quicke
 settes / dyching / hedgyng / & plassyng / þ whiche the same
 men may vse & occupy. Also it may fortune men wyll
 say / that & all shulde be inclosed / þ they wolde be many
 soule lanes as there be in Eſſere : but for þ there may
 be a prouiction / & that is thus. Where the kynges hys-
 way is / if it be drie grounde / stony grounde / or sandy
 grounde / in all ſuche places may be lanes made of a con-
 uenient bredē / for the kynges people to paffe thorowe
 all maner of cartage. And wher it is ſoft grounde lieng
 leuell / þ the waters may nat well paffe by the ditchesse /
 at every hedge þ go the duerthwart the hysway there to
 make a gate / & ſtone it or grauell it in that place. And
 tha hath every man þ hole close to tyde / caty / or go in /
 as they had before / lyke wyſe as they do at the wynde
 gates a this ſide Chorley in Lancashyre / & like wiſe by-
 twene towne & towne / & as to their owne drift lanes to
 their closes / let them make them for their owne eafe as
 they wyll haue them. &c. 

The moſt in diſſerent meane to make theſe ap-
 prumentes / as me ſemeth is this. All þ lordis
 of one towne / be there neuer ſo many / ſhulde be all of
 one aſſent /

The boke

one assente / þ their tenauntes shulde exchaunge their
landes one wth another / & the sayd exchaunge to stande
& endure for cuer / for dout them nat / but they knowe it
best / & euery tenaunt for his owne aduaantage wyll do
it indifferently / and the curate of the same parisshe for
his parte / & euery lordes bayly to be indifferent / to se
these closes lotted & assinged to euery mans ease / so þ
euery man may haue one litell croft or close next to his
owns house / if it may be / though he haue no lande of
his owne. This done / lette euery lord by his copye of
court role or by indenture / to make a sufficient lease to
euery of their tenauntes / to haue to hym & to his wyfe
and to his chylđren / so that it passe nat thre lyues / than
beyng a lyne and named. yeldyng and payeng to theiſt
lordes & to their heyzes / the olde rentes & seruyces / be-
fore due & accustomed / duryng those thre lyues / vpon
this cōdicion. That they shal do or cause to be done / du-
ryng their lyues / sufficiētly to quicke set / dyche / hedge /
& plasse / whan nede is / all the said closes / & so kepe the
duryng their lyues / the whiche wyll be a great charge
to the tenauntes. But yet me semeth they may well do
it / if they entende to th̄ſe / & specially do rememb̄e the
profites þ may come to them afterwarde. There is an
olde sayeng. Quod leuis est labo; cū lucro / þ is to ſay.
That labour is light where winnyng foloweth / mo-
che of this labour may be done by him ſelfe & his ſer-
vantes / at a cōuenient tymē / ſo þ he let nat his hulde / þ
is to moche to bedone in one yere / two / or thre yeres / and
they may do it in ſixte or nyne yeres / as theiſe do /
about / they hye the well / for it is to costely / to hys hanbag
to hye it to be done. And the lordes / mē ſer- / & ſeruantes
do no

of Surveyeng.

F. O. L.

do no lasse / than to graunt them these thre lyues of the
olde rente / remembryng what profytes they may ha-
ue at the ende of their termes / they knowe nat howe
soone. For bndouted / on sette day cometh at last / and
thoughe the aduaantage of the lordes come nat anone /
it wyl come at length. And therfore saythe the philo-
sopher. Quod differtur non auferetur / that thyng that
is dyfferred is nat taken awaye / and in the
meane tyme the lordes haue no ma-
ner of losse / nor yet make
no costes / but at
their plea-
sure.

¶ Ibí finls.



CThe authour.

O G thou lytell queare / with due reverence
And with an humble hett / recomende me
To all those / that of their beneuolence
This lytell treatyse / do the rede / here / or se
Wher with I pray them / contented to be
And to amende it / in places behouable
Where as I have fauted / or be culpable.

for herde

¶ For herde it is/a man to attayne
To make a thyng perfyte/at the first syght
But whan it is reed/and well ouer seyne
fautes may be founde/that never came to lyght
Thoughe the maker haue do/his diligencē & myght
Prayeng them to take it/as I haue entended
And to forgyue me/if that I haue offended.

¶ Finis.

¶ Thus endeth this lytell treatyse/named the boke of
Surveyeng and of Imprōwmentes. Imprinted at
London in fletestrete by Rycharde Pynson/
prynter to the kynges noble grāce. The
yere of our lordē god. M.D.XXVI.

The. xxv. day of October,

Cum priuilegio
a rege ins-
dulco.

סְבִיבָה יְבִשָּׁה = ۱۱۷



סְבִיבָה

